



## Home Farm Court, Swadlincote, DE11 9JA

**£290,000**

Attractive four bedroom detached family home located on a small quiet cul de sac and providing well proportioned accommodation across two floors and landscaped rear gardens with good degrees of privacy. Recent improvements include re fitments of both main bathroom area and en suite to main bedroom. The accommodation briefly includes entrance hall, wc, living room, dining room, kitchen area, double glazed conservatory garden room, main bedroom with en suite, three further bedrooms and a re fitted bathroom. Outside there are landscaped rear gardens, a single garage with driveway parking



# 11 Home Farm Court, Castle Gresley, Swadlincote, DE11 9JA

## ENTRANCE HALL

Stairs to first floor, laminate flooring

Single garage, up and over door, power and light

## CLOAKROOM WC

Low level wc, wash hand basin

## KITCHEN AREA 13'1" x 8'10" (4.0 x 2.7)

Double glazed window to front aspect, fitted with matching wall and base units with work surfaces over, integrated and free standing appliances, tiled surrounds



## LIVING ROOM 14'1" x 12'5" (4.3 x 3.8)

Double glazed window to rear aspect, carpet flooring



## DINING ROOM 10'2" x 8'2" (3.1 x 2.5)

Doors to conservatory, carpet flooring



## CONSERVATORY GARDEN ROOM 10'9" x 9'10" (3.3 x 3.0)

Double glazed brick built conservatory, tiled flooring

## FIRST FLOOR LANDING

Loft Access, carpet flooring

## MAIN BEDROOM 12'9" x 10'2" (3.9 x 3.1)

Double glazed window, carpet flooring



## EN SUITE

Re fitted en suite with tiled surrounds

## BEDROOM 10'9" x 8'2" (3.3 x 2.5)

Double glazed window, carpet flooring

## BEDROOM 9'2" x 8'6" (2.8 x 2.6)

Double glazed window, carpet flooring

## BEDROOM 10'2" x 12'9" (3.1 x 3.9)

Double glazed window, carpet flooring



## BATHROOM

Re fitted with matching bathroom suite, tiled surrounds

## GARDENS

Landscaped rear gardens, fully enclosed by fencing

## GARAGE



