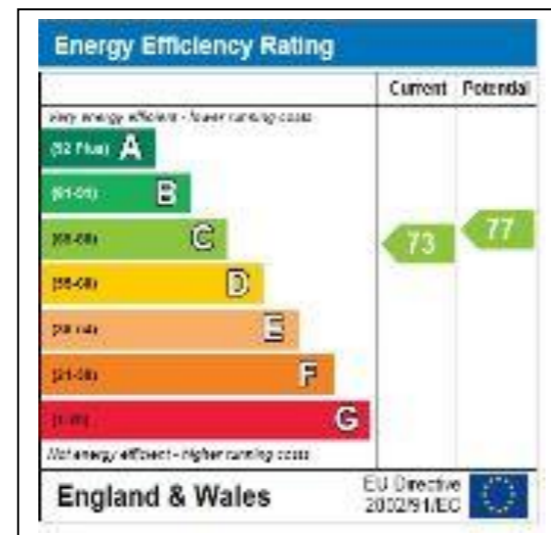


Price £450,000

We are proud to present this large two bedroom detached bungalow with elevated views over Camelford and countryside beyond. Immaculate condition throughout. Gardens, garage, and an in-and-out driveway. Has to be seen to appreciate.

- Detached two double bedrooms
- Extra large bathroom
- Outstanding views across countryside
- Garage and ample parking for 4 vehicles
- Good sized garden
- Solar panel array
- Newly refurbished to a high level
- Near to all amenities





Porch

6'1" (1.85m) x 3'11" (1.19m) From the in and out driveway you approach a composite, high security front door with glazed side panel. Enter into a small porch with tiled floor and a wood, glazed door with glazed side panel opening into the hallway.



Hallway

A wide, long, 'L' shaped hallway with doors to all accommodation off. Two central heating radiators. Large storage cupboard with double doors. Spot lighting.

WC

4'3" (1.3m) x 8'5" (2.57m) Ample room with a window to the front aspect. Suite includes a low level WC and sink on a vanity unit with storage. Large cupboard to the rear with plenty of storage. Spot Lighting. Tiled floor.



Lounge

17'4" (5.28m) x 18'1" (5.51m) This is a lovely bright and large room with a panoramic window to the rear aspect overlooking the rear garden and countryside beyond which is spectacular given the properties elevated position. Stone fireplace with real flame gas fire fitted. Two central heating radiators. Engineered wood flooring.



Dining area

12'3" (3.73m) x 13'10" (4.22m) The kitchen and dining area are open plan. The dining area has a large window and door to the rear aspect with the same fantastic views as the lounge. The door gives access to the rear garden and seating patio. The kitchen units continue into the dining area adding a worktop and under cabinets for storage and display. Central heating radiator. Wood flooring.



Kitchen area

11'3" (3.43m) x 9'8" (2.95m) Brand new kitchen in a subtle blue colour with butchers block work tops. Inset Belfast sink with mixer taps. Inset 4 ring hob with electric oven under and modern extractor over. Built in fridge, freezer, and dish washer. Door to small side porch which gives internal access to the garage. Central heating radiator.



Master bedroom

14'0" (4.27m) x 14'5" (4.39m) Large, bright, and airy room with large window to the rear aspect with panoramic views of Camelford and countryside beyond. Built in wardrobes with integral dressing table. 'Jack and Jill' door to bathroom. Central heating radiator.

Bedroom 2

12'3" (3.73m) x 14'5" (4.39m) Large double room with window to the front aspect looking over the front garden and Dark Lane beyond. Built in wardrobes. Central heating radiator.

Bathroom

15'9" (4.8m) x 8'5" (2.57m) This is quite the luxurious bathroom, both in size and fittings. With large opaque double windows to the side aspect and a smaller window to the front aspect. The suite comprises a double, walk in shower enclosure with mains shower fitted, panelled bath with central taps, low level WC located through an archway, wash hand basin on a vanity unit with storage, 2 large storage cupboards, heated towel rail, tiled floor, spot lighting, and a 'Jack and Jill' door to the master bedroom. Very impressive!

Garage

17'2" (5.23m) x 10'1" (3.07m) Integral single garage with remote roller door. Also accessed via the side porch from the kitchen. Electric and light supplied. Ideal as a workshop. Plumbed for washing machine.

Outside

The front garden is bordered by wall with planting areas surrounding the in and out driveway. Access to the garage. Side gates give access to the rear of the property and main garden. The rear of the bungalow has a paved patio area to enjoy the expansive views of the countryside. The lawn slopes down to the bottom of the garden which is bordered by trees. The lawn is sprinkled with fruit trees. To one side there are 2 sheds (one at the top and one at the bottom)

Agents notes

Dont let the '2 bedroom bungalow' fool you into believing this bungalow is small. This is a large home with all rooms having plenty of room for any purpose. The bathroom is of particular note with its impressive layout. The master bedroom and the lounge have spectacular views over countryside and is especially impressive in the lounge with the panoramic window. With plenty of parking, garage, and good sized garden, I would have no hesitation in highly recommending a viewing!

