

Rectory Close, Roydon, PE32 1AS

£375,000

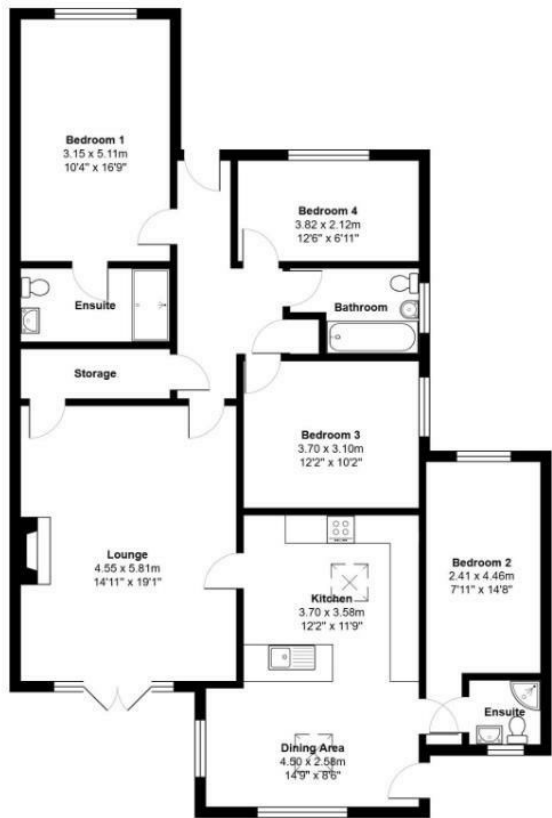
Council Tax Band: D



Set in a peaceful cul-de-sac in the sought-after village of Roydon, this delightful detached bungalow offers an inviting lifestyle of comfort and ease. Extended by current owner this fully refurbished property boasts open plan kitchen/dining room, spacious lounge, four bedrooms, family bathroom and 2 en-suite shower rooms, making it an ideal home for families or those seeking extra room for guests. The well-appointed reception room features a lovely fireplace, creating a warm and inviting atmosphere for relaxation and entertaining. Additionally, the planning permission for a loft conversion presents an exciting opportunity to expand the living space further, allowing you to tailor the home to your specific needs.



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Total Area: 129.3 m² ... 1392 ft²
All measurements are approximate and for display purposes only



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	85
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	