



Ffordd Scott

£340,000

- 5 Bedroom Detached
- Attached Annex to the rear
- Spacious living accommodation
- Council Tax Band - D
- Sought after development.
- EPC Rating: C



5 2 3



About the property

Situated in a small sought after development in a quiet cul-de-sac is this extended 5 bedroom detached family home. This spacious family property boasts several reception rooms, including the added bonus of an annex to the rear complete with its own lounge, bedroom and ensuite wet room. Conveniently located within easy reach to the M4 Motorway links, local schools, shops and amenities this property is ideal for a large family. The property further benefits from UPVC double glazing throughout, gas central heating and Solar panels to help cut the energy costs. Viewing is highly recommended to appreciate this wonderful family home. For more information or to arrange a viewing please contact Peter Alan Morrison or book online 24/7.

Accommodation

Cloakroom

UPVC double glazed obscured glass window to front. Continued laminate from the entrance hallway. Tiled walls. Wash hand basin and W.C.

Lounge

14' x 12' 3" (4.27m x 3.73m)

UPVC double glazed window to front. Laminate flooring. Feature fireplace with marble effect hearth and surround electric fire place. Double floor to kitchen/diner.

Living Room

8' 5" x 12' 4" (2.57m x 3.76m)

Step down to reception. UPVC double glazed window to front. Fitted carpet.

Kitchen/Diner

24' 10" x 8' 11" (7.57m x 2.72m)

UPVC double glazed window and door to rear. Laminate flooring. Range of wall, tall and base units with laminate work tops. Stainless steel sink with 1 1/2 bowl with mixer tap. Under counter space and plumbing for dishwasher and washing machine. Door to annex. Door to storage cupboard. Space for dining table.



Landing

Continued fitted carpets. Doors to all four bedrooms and bathroom. Pull down loft hatch with ladder. Two built in storage/airing cupboards.

Bedroom One

16' 10" x 8' 9" (5.13m x 2.67m)

UPVC double glazed window to front. Fitted carpet. Radiator. Door to ensuite.

Ensuite

UPVC double glazed with obscured glass to rear. Vinyl flooring. Part tiled walls. Built-in shower cubicle. Tiled splash back. Wall mounted mixer shower. Wash hand basin. W.C.

Bedroom Two

8' 11" x 10' 1" (2.72m x 3.07m)

UPVC double glazed to front. Laminate flooring. Radiator.

Bedroom Three

8' 11" x 10' 2" (2.72m x 3.10m)

UPVC double glazed to the rear. Fitted carpet. Radiator. Built in wardrobes with sliding mirror doors.

Bedroom Four

12' 1" max x 6' 6" max (3.68m max x 1.98m max)

UPVC double glazed window to front. Laminate flooring. Radiator.

Bathroom

UPVC double glazed window to rear. Vinyl flooring. Part-tiled walls. Panelled bath with mixer taps and hand shower attachment. W.C. Wash hand basin. Stainless steel towel radiator.

Annex

Lounge

8' 2" x 18' 11" (2.49m x 5.77m)

UPVC double glazed sliding doors to rear leading to rear garden. Fitted carpet. Two skylights and exposed ceiling beams.

Bedroom Five

8' 1" x 13' 4" (2.46m x 4.06m)

UPVC double glazed to rear fitted with vertical blinds. Fitted carpets, radiator and exposed ceiling beams. Door to ensuite bathroom.

Shower Room

UPVC double glazed to side with obscured glass. Tiled walls. Vinyl flooring. Wash hand basin with hot and cold taps. W.C. Walk in shower with 1/2 surround enclosure, with wall mounted shower. Radiator. Ceiling beams.

01792 798201

morrison@peteralan.co.uk

Floorplan



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