

HOME  TRUTHS

The Hawthorns, Ecclestone

PR7 5QW



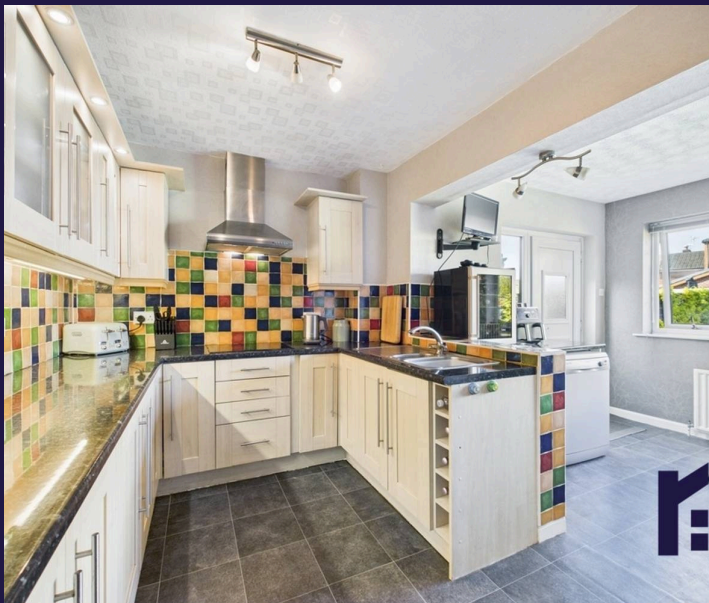


First class extended semi detached property with four double bedrooms in a popular residential area in the heart of the village. With 1300 square feet of accommodation on offer and no upward chain.

The block paved drive can accommodate two vehicles and leads past the garden, bordered by mature planting, to the main entrance. Step into the vestibule and, to the left, is the snug or home office. To the right, the extensive living room has gas fire in marble hearth and opens to the dining room with patio doors overlooking the garden.

To the rear, the breakfast kitchen comprises a range of wall and base units with Neff double electric oven and grill, electric hob, space power and plumbing for other appliances and substantial breakfast bar.

Step outside into the southwest facing garden with upper and lower terraces to catch the sun at different times of the day, summerhouse and lawn bordered by mature planting.



Back inside, stairs lead to the first floor landing with access to the part boarded loft. Bedrooms one and four are to the front with built in storage and views over to Harrock Hill. Bedroom two is to the rear, with dressing area, as is bedroom three. The bathroom comprises bath with screen and electric shower over, wc, wash hand basin, ladder heated towel rail and fully tiled elevations.

Council tax C, EPC D, Freehold.



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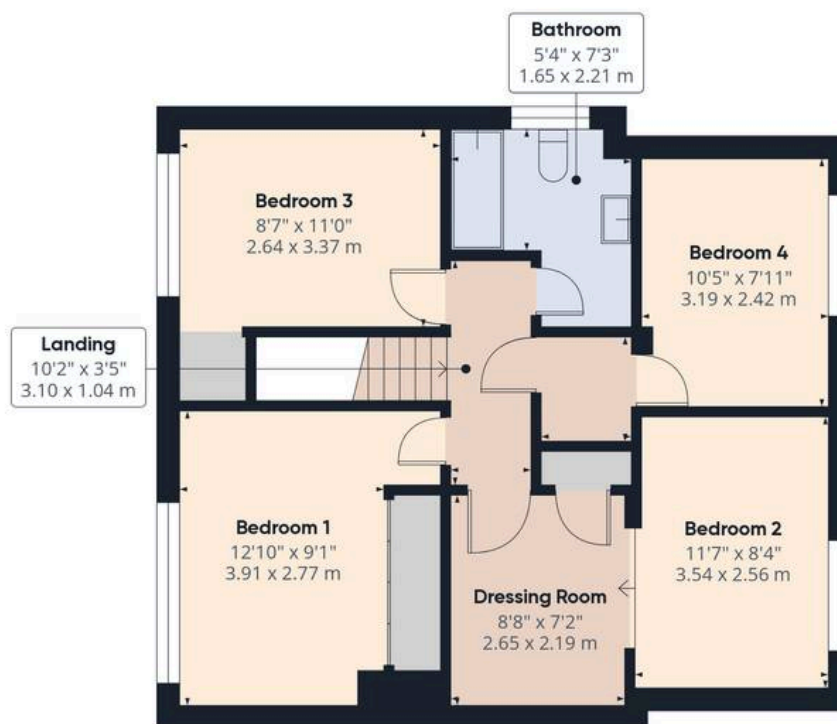
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Floor 1



Floor 2

Approximate total area⁽¹⁾

1304.48 ft²

121.19 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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