



Fitzroy Close, £315,000

- Popular location
- Driveway and Garage
- Versatile Living accommodation
- Extensive Paved Terrace and garden
- Well presented throughout
- EPC Rating: D



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About the property

Popular cul-de-sac position, enclosed lawned garden to front with superb Mediterranean style paved rear terrace, driveway and garage. Comfortable layout with easy flowing ground floor living space.

Enjoying a pleasant cul-de-sac setting, conveniently located for those seeking level walking distance to local shop and nearby Town centre. Dual aspect approach, via gate from footway into the attractive enclosed lawned garden to front, with side pathway leading around to the extensive paved terrace to rear. A particular feature of the property is the superb low maintenance paved rear garden, with raised planted beds creating interest. Offering a degree of privacy, set towards the far end is a covered area, ideal for entertaining. There is a service door to the detached Garage and pedestrian side gate leading through to driveway. Internally, the updated accommodation provides a comfortable layout with easy flowing ground floor living space. Approached via the side Entrance Porch, with door leading into the Hallway, which in turn opens into the Sitting Room, with substantial sized window and French doors to front aspect and wood effect flooring.. Ground floor Shower Room. Kitchen with range of modern fitted base and wall units comprising cupboards and drawers, with stunning work tops having ergonomically designed curved edges. Appliances including oven, hob and Dishwasher. Extending through to the delightful Sun Room with French doors opening out to the Garden. On the First Floor, two double Bedrooms and useful Study/child's Bedroom, approached off the Bathroom, impressive suite with free standing roll top bath with claw feet, vanity unit with basin, wc. - Must view.





Accommodation

Entrance Porch

Shower Room

Sitting Room

15' 10" x 11' 2" (4.83m x 3.40m)

Kitchen

15' 1" x 9' 10" (4.60m x 3.00m)

Garden Room

14' 2" x 10' (4.32m x 3.05m)

Bedroom One

12' 9" plus recess x 10' 5" (3.89m plus recess x 3.17m)

Bedroom Two

8' 6" x 7' 8" (2.59m x 2.34m)

Bathroom

Bedroom Three/Study

7' x 5' 7" (2.13m x 1.70m)

Floorplan



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