



72 Sedgmoor Road, Flackwell Heath

£695,000



72 Sedgmoor Road

Flackwell Heath, Buckinghamshire

A spacious semi detached family home with a 72' rear garden in this popular road close to local schools. Entrance porch, Cloakroom, Entrance hall, Sitting room, Dining room, Kitchen, Bedroom 1 with en suite shower room, Three further bedrooms, Family bathroom, Gas central heating, Double glazing, Garage and parking for three cars, Large garden.

Entrance porch

Door to garage, door to entrance hall, door to cloakroom, window to side

Cloakroom

Low level W.C., wash hand basin with mixer tap and cupboards under, heated towel rail, down lighters

Entrance hall

Stairs to first floor with under stairs storage area, radiator, door to sitting room

Sitting room

With stone built fireplace, two radiators, three wall light points, window to front, dimmer switch, door to Dining room

Dining room

Radiator, sliding doors to garden, door to Kitchen

Kitchen

Fitted with a range of eye and base level units incorporating stainless steel sink unit with mixer tap and drainer, built in Neff double oven, fitted five ring Bosch gas hob with extractor over, space for fridge/freezer, space and plumbing for washing machine, space for appliance, space for dryer, breakfast bar with seating for two, radiator, part tiled walls, built in Whirlpool microwave/grill, window to rear, door to garden





First floor

Landing

Access to loft space, airing cupboard housing foam clad hot water cylinder and shelved storage

Bedroom 1

Radiator, window to rear

En suite shower room

Double shower cubicle housing fitted Hansgrohe power shower unit, low level W.C., wash hand basin with mixer tap and cupboards under, heated towel rail, part tiled walls, fitted mirror with LED lights and shaver point, heated towel rail, window to rear

Bedroom 2

Radiator, window to front

Bedroom 3

Radiator, built in wardrobe, window to front

Bedroom 4

Radiator, window to side

Family Bathroom

White suite comprising panelled bath with mixer tap and Mira power shower over, roller shower screen coming down from ceiling, low level W.C., wash hand basin with mixer tap and cupboards under, radiator, tiled walls, fitted mirror, shaver light/point, part tiled walls

Front garden/Parking

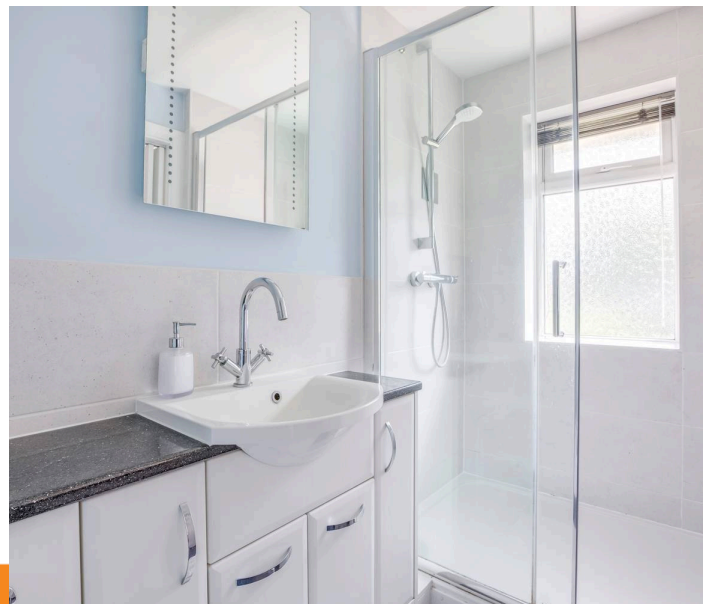
A driveway provides parking for three cars. The remainder is laid to lawn with flower and shrub borders

Garage

With metal up and over door, light and power, meters and fuses, window to side, door to porch

Rear garden

A patio leads to the remainder of garden which is laid to lawn. There is a brick built BBQ and a timber shed. All is enclosed by panelled fencing and extends to 72'.



Approximate Gross Internal Area
Ground Floor = 89.9 sq m / 968 sq ft
(Including Garage)
First Floor = 63.3 sq m / 681 sq ft
Total = 153.2 sq m / 1649 sq ft



Floor Plan produced for Robertsons by Media Arcade ©.
Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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