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4 Stone Row Place, Moira, Swadlincote, DE12 6AY

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Offers In The Region Of £620,000

HUNTERS OF TAMWORTH are delighted to be offering FOR SALE with NO ONWARD CHAIN this immaculate, stylish, modern, detached, five bedroom, family home located in Moira which is a 5 minute drive to the small historic market town of Ashby-de-la-zouch.

The benefits of this property are being located in a countryside setting with beautiful views, on the doorstep of incredible walk routes, access to many local schools with Ofsted rating good, the property is within less than 2 miles of Conkers, Moira Furnace & Hicks Lodge, Twycross Zoo is also nearby. It is only a 20 minute drive to Tamworth. Also perfect for commuter routes being a 5 minute drive from the M42.

The property comprises; An entrance hall, games room, downstairs WC, utility, open plan kitchen/family/living area, five bedrooms, two Ensuites, bathroom, bar and garage.

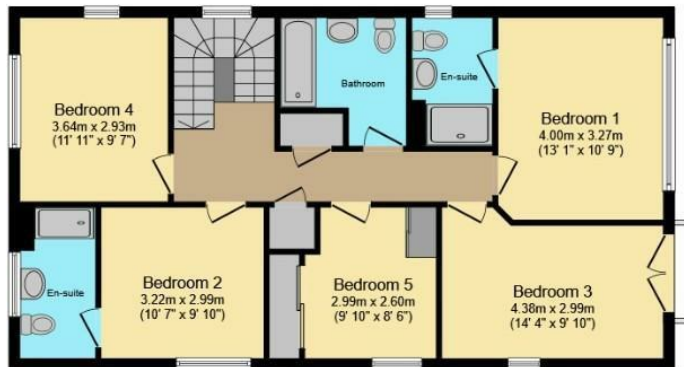
We highly recommend an internal viewing of this property as an essential so potential buyers can see the size, location and everything else this superb property has to offer!



Ground Floor

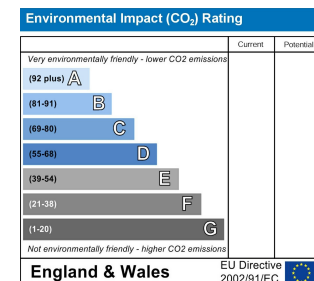
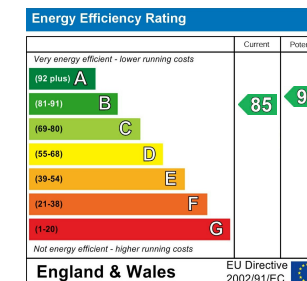


Outbuilding



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



Entrance hall

wood effect laminate flooring, ceiling lights, power points, radiator

Games room

10' 8" x 9' 3"
wood effect laminate flooring, ceiling light, double glazed window to front, 2x double glazed windows to side, radiator, power points.

Downstairs WC

wood effect laminate flooring, part tiled walls, hand wash basin vanity, low flush WC, extractor.

Utility

9' 7" x 7' 3"
Door to side, wood effect laminate flooring, stainless steel sink and drainer, ceiling light, wall and base units, double glazed windows to side and rear, radiator.

Open plan kitchen/family/living room

24' 10" x 22' 1"
wood effect laminate flooring, double glazed windows to front, double glazed double doors to side, double glazed bi fold doors to rear, ceiling lights, spot lights, kitchen island with cupboards, power points, radiator, stainless steel sink, integrated double oven, gas hob, extractor fan, tiled walls, wall and base units, integrated wine fridge.

Bedroom 1

13' 1" x 10' 9"
Carpeted flooring, double glazed window to side, ceiling, radiator, power points

En-suite

Tiled flooring, double glazed window to rear, tiled walls, low flush WC, hand wash basin, walk in shower with sliding door.

Bedroom 2

10' 7" x 9' 10"
Carpeted flooring, double glazed window to front, ceiling light, radiator, power points.

En-suite

Tiled flooring, double glazed window to side, tiled walls, hand wash basin, low flush WC, walk in shower with sliding doors, extractor fan.

Bedroom 3

14' 4" x 9' 10"
Carpeted flooring, double glazed patio doors to balcony to side, double glazed window to front, ceiling light, radiator, power points.

Bedroom 4

11' 11" x 9' 7"
Carpeted flooring, double glazed windows to rear and side, ceiling light, radiator, power points.

Bathroom

Tiled flooring, tiled walls, low flush WC, hand wash basin, extractor fan, spotlight, bath with shower overhead, heated towel rail.

Bedroom 5

9' 10" x 8' 6"
Carpeted flooring, double glazed window to front, radiator, power points, ceiling light.

Garage

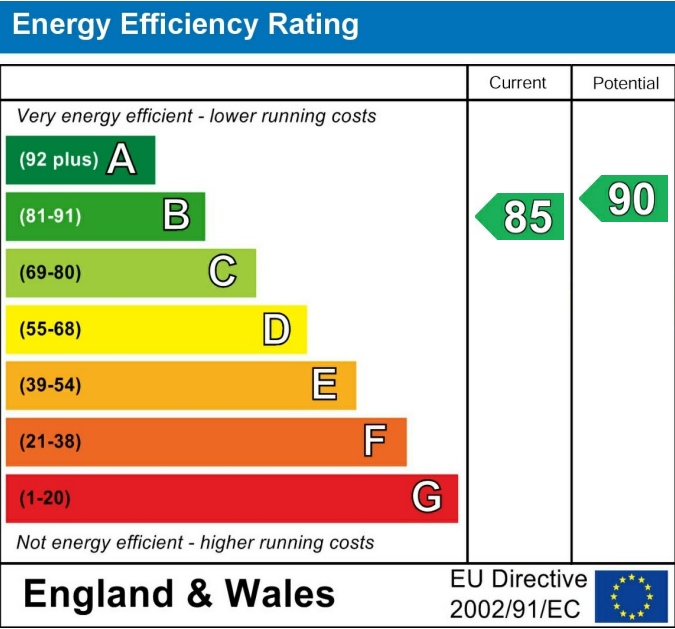
20' 2" x 10' 7"

Bar

20' 2" x 9' 5"
Outhouse structure, wooden cladding walls, wood effect laminate flooring, wooden bar, double glazed bi fold doors, double glazed windows to front rear and side, electric fireplace, spotlights, power points, curtain rail built in to create hidden bar.

Garden

Paved patio, raised circular lawn, wooden shelter, stone pebble boarders.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



