

Description

A spacious reverse level semi detached house situated within the popular residential area of Roselands. This family home is located within close proximity of local schools, supermarkets and is also convenient to frequent bus services. Comprising entrance dining room, lounge, kitchen, three bedrooms, bathroom and a larger than average conservatory. Benefiting from GCH, DG, ORP front and endosed rear garden. NO ONWARD CHAIN.

Key Features

- Semi Detached House
- Reverse Level
- Two Reception Rooms
- Large Conservatory
- Three Bedrooms
- Off Road Parking
- Front and Rear Gardens
- GCH and Double Glazing

Price: £199,999



ACCOMMODATION
Leaded UPVC double glazed entrance door to :-

DINING ROOM
23' x 10' 6" (7.01m x 3.2m)
Stairs with turned bannister leading to lower floor. Dado rail. Coved and textured ceiling. Leaded double glazed windows overlooking the front and side of the property. Access to loft space.

LIVING ROOM
11' 8" x 21' 6" (3.56m x 6.55m)
Coved and textured ceiling. Focal point living flame effect gas fire. Leaded double glazed window overlooking the front of the property. Further UPVC double glazed window overlooking the rear of the property with extensive views over rooftops towards countryside in the distance. Two central heating radiators with thermostatic controls.



KITCHEN
10' x 9' 8" (3.05m x 2.95m)
Extensive range of wall and floor mounted shaker style kitchen units with contrasting roll edge wood block effect worksurfaces. Stainless steel oven with ceramic hob over. Glazed stainless steel cooker hood. Downlighters. Coved ceiling. One and a quarter drainer bowl sink with mixer tap. UPVC double glazed window overlooking the rear of the property with views over rooftops towards countryside in the distance. Wall mounted boiler. Plumbing and drainage for washing machine. Bamboo wood plank effect flooring.

SEMI LANDING
Deep storage cupboard.

LOWER FLOOR HALLWAY
Deep understairs storage cupboard. Central heating radiator with thermostatic control. Textured ceiling. Smoke alarm. Dado rail. Door to

MASTER BEDROOM
11' 10" x 13' 3" (3.61m x 4.04m)
Coved and textured ceiling. Obscure UPVC double glazed window and door leading onto conservatory. Radiator

BEDROOM TWO
12' 4" x 10' 3" (3.76m x 3.12m)
Leaded double glazed window to the side of the property. Textured ceiling. Central heating radiator with thermostatic control.

BEDROOM THREE
10' 9" x 8' (3.28m x 2.44m)
Leaded double glazed window overlooking the front of the property. Central heating radiator with thermostatic control.

BATHROOM
7' x 7' (2.13m x 2.13m)
Obscure UPVC double glazed window to the rear of the property. Fully tiled walls. Three piece suite comprising p shaped bath with shower/mixer tap attachment. Pedestal wash hand basin. Low level wc. Tiled flooring. Heated towel radiator. Door to walk in linen/storage cupboard with shelving.

VESTIBULE
Laminated wood flooring. Further obscure glazed door

CONSERVATORY
15' x 14' 8" (4.57m x 4.47m)
Sliding door. Laminated wood flooring. UPVC double glazed



windows enjoying views over rooftops towards countryside in the distance. Leaded decoratively glazed door into

OUTSIDE
To the front of the property there is a covered porchway. Off road parking for one vehicle. Front garden is mainly laid to lawn with a shared sloping pathway leading down to a further level which is laid to lawn. Down to further level which is decked and has an outside tap. Leaded double glazed door to underhouse storage area housing gas and electric key meters. Side porchway which runs from the front to the back of the property with leaded double glazed entrance door and door to the rear garden. To the rear there is an extensive sun deck surrounding the conservatory with dwarf block walling, further balustrading and steps down to further decked and patio area. Further lawn with astroturf features. Enclosed by close board timber fencing. Solar lighting.

