



Larkspur Sunnyridge Avenue, Marford

£495,000 Freehold

VERY SPACIOUS DETACHED 3 BEDROOM BUNGALOW • SOUGHT AFTER MARFORD • ELEVATED POSITION • STUNNING VIEWS ACROSS CHESHIRE PLAIN FROM REAR • REQUIRING REFURBISHMENT IN PARTS • HUGE POTENTIAL • DETACHED DOUBLE GARAGE AND AMPLE PARKING • NO ONWARD CHAIN



Council Tax band: G

Tenure: Freehold



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Porch

Accessed via a UPVC double glazed front door and with a UPVC double glazed window.

Hall

With a built in store/cloaks cupboard, radiator and loft access.

Living Room

17' 0" x 12' 6" (5.18m x 3.81m)

With double glazed patio doors allowing access to the rear garden and allowing stunning views. an ornate gas fire, 2 UPVC double glazed windows and 2 radiators. Deep coved ceiling. 4 wall light points.

Dining Room

10' 0" x 12' 6" (3.05m x 3.81m)

Deep coved ceiling, 2 wall light points, radiator and UPVC double glazed window.

Kitchen/Breakfast Room

14' 6" x 8' 9" (4.42m x 2.67m)

With fitted floor and wall units, break fast bar and timber worktops. 11/2 bowl stainless steel sink unit. Ceramic hob with stainless steel extractor hood over. Oven and microwave. Partly tiled walls. UPVC double glazed window, wood effect laminate floor and radiator.

Utility Room

7' 6" x 12' 3" (2.29m x 3.73m)

With wall and floor units together with stainless steel sink unit. Space for a washing machine and tumble dryer. partly tiled walls and radiator. UPVC double glazed window to the side and UPVC double glazed door to the side. Tiled floor. wall mounted Worcester boiler.

Bedroom 1

15' 2" x 11' 6" (4.62m x 3.50m)

With built in wardrobes, radiator and UPVC double glazed window.

Bedroom 2

13' 8" x 10' 5" (4.17m x 3.17m)

With radiator, built in wardrobes and UPVC double glazed window.

Bedroom 3

11' 0" x 9' 9" (3.35m x 2.97m)

With shelving, radiator and UPVC double glazed window.

Bathroom

With an attractive white suite of a WC, wash hand basin on a vanity unit, paneled bath and shower cubicle. Tiled floor, partly tiled walls and frosted UPVC double glazed window. Heated towel rail.

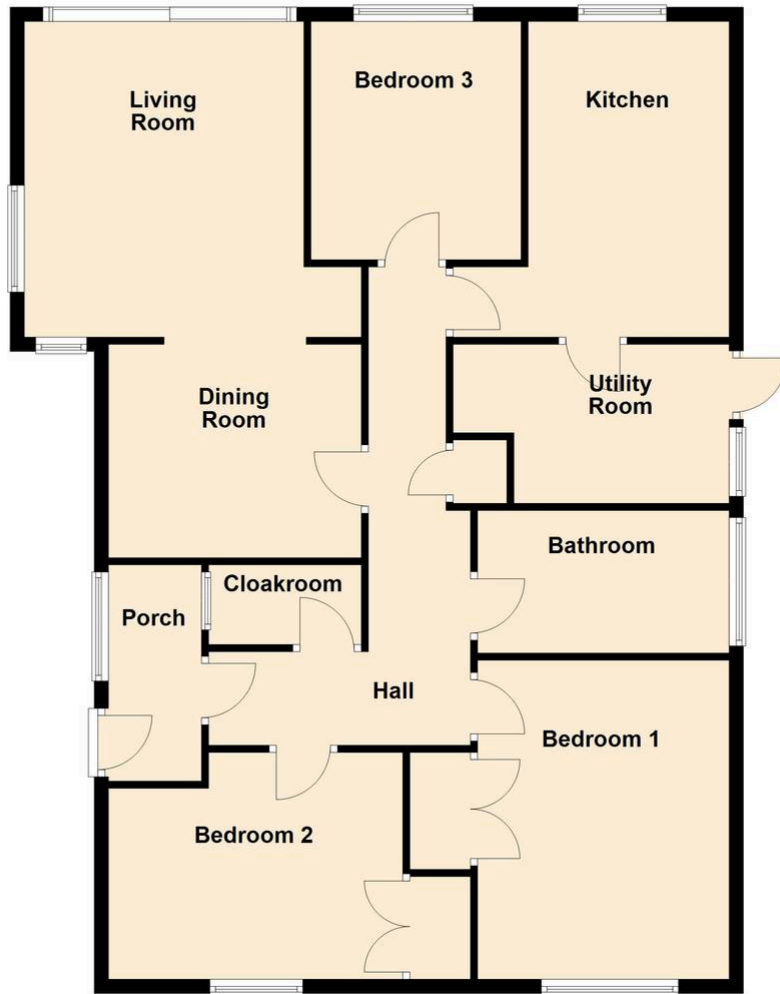
Cloakroom

With a white WC and wash hand basin. Tiled floor, frosted UPVC double glazed window and radiator.

Double Garage

A detached double garage with pitched tiled roof. Electric up and over door and door to the side. Power and light.

Ground Floor



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