



**4 Bedroom Link Detached
located in Stanway.**

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27 Tollgate Drive

Stanway

CO3 0PE



Guide Price

£400,000

***GUIDE PRICE
£400,000 TO £435,000***
Welcome to Tollgate Drive, a beautifully presented family home in a sought-after neighbourhood, perfectly blending contemporary style with comfortable living. This spacious property features a modern kitchen, expansive lounge, and conservatory, complemented by a well-maintained garden ideal for outdoor activities. Located in Stanway, it offers convenient access to local amenities, schools, and transport.

FULL DESCRIPTION

THE OVERVIEW

*** GUIDE PRICE £400,000 TO £435,000 ***

Welcome to an Exquisite Detached Family Home with Spacious Interiors and Elegant Design. This beautiful home offers four bedrooms, three reception rooms a stylish, modern kitchen and large garage as well as a manicured garden with patio area, making it ideal for growing families or those who love to entertain.

STEP INSIDE

As you step through the front door, you are greeted by a bright and airy entrance hall, setting the tone for the rest of the home. To the left, the elegant dining room provides an ideal space for hosting dinner parties and family meals, bathed in natural light from the large front-facing window.

At the heart of the home lies a well-equipped kitchen offering ample worktop and cupboard space, conveniently located next to the lounge, a wonderfully spacious and inviting room that stretches the full depth of the property. This room is perfect for relaxing or entertaining guests, with direct access to the beautiful conservatory - a light-filled retreat that overlooks the rear garden and brings the outdoors in.

The ground floor also includes a WC for added convenience and a utility area, as well as access to the integral garage, ideal for storage or secure parking.

Upstairs, the landing connects three generously sized bedrooms and one single room, offering plenty of space for the whole family. The master bedroom is impressively proportioned and filled with light from its dual-aspect windows. Three further bedrooms offer flexible accommodation, ideal for children, guests, or use as a home office.

The stylish family bathroom features a full-sized bathtub, separate shower enclosure, WC, and basin -designed for relaxation and functionality.

STEP OUTSIDE

Outside, the well-maintained garden is a delightful space for outdoor activities, while the garage and driveway provide convenience and ample parking.

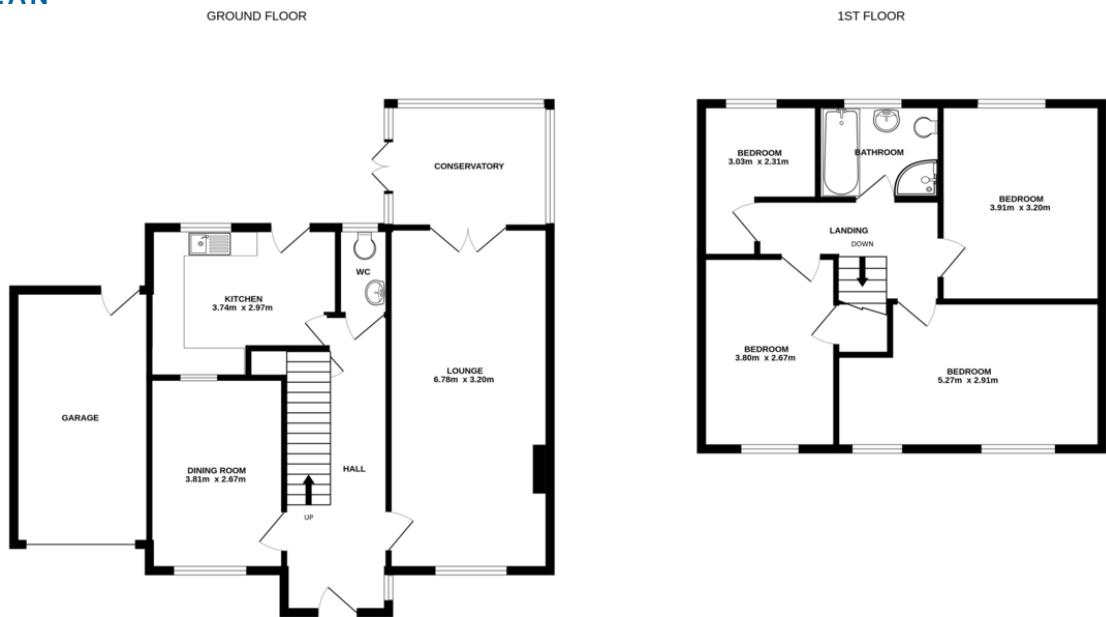
LOCATION

Tollgate Drive in Stanway is located in a desirable area, known for its family-friendly atmosphere and excellent amenities. The neighbourhood offers convenient access to local shops, restaurants, and schools, making it ideal for families.

It's well-connected to major road networks, providing easy commuting options to nearby towns and cities. Additionally, the area features beautiful parks and recreational facilities, offering plenty of opportunities for outdoor activities and relaxation.



FLOORPLAN



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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DIRECTIONS

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