



Rowan Close, Staple, CT3 1JH

£485,000

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## Rowan Close, Staple, CT3 1JH

The property has been thoughtfully designed to provide both comfort and flexibility throughout. Upon entering, you are welcomed into a bright and spacious interior, with the ground floor featuring a generous lounge/dining room ideal for both everyday living and entertaining. The well-equipped kitchen provides ample storage and workspace, while an additional reception room offers excellent versatility as a family room, home office, playroom or snug. A convenient downstairs cloakroom completes the ground floor accommodation.

To the first floor, there are four well-proportioned double bedrooms, all benefiting from built-in wardrobes. The impressive principal bedroom enjoys the added benefit of an en-suite shower room, while the remaining bedrooms are served by a spacious family bathroom featuring a stylish freestanding bath.

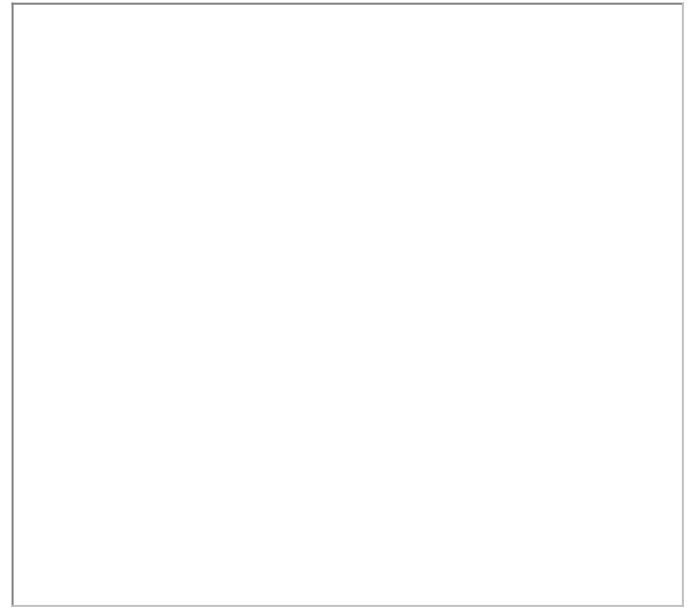
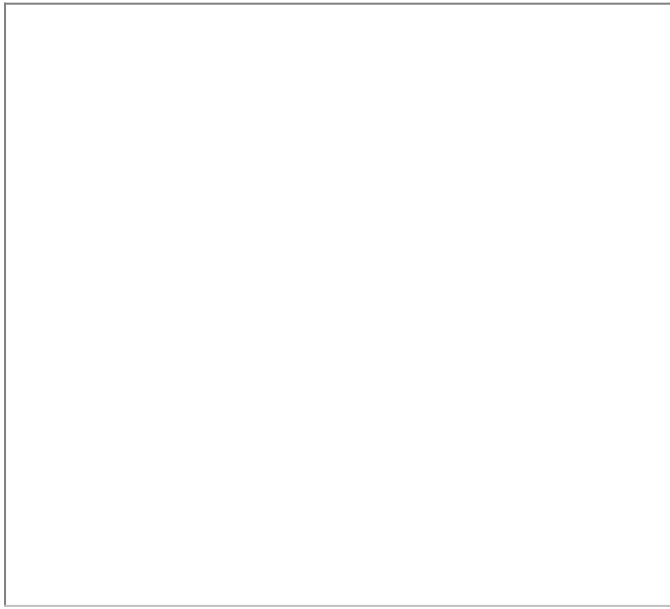
Externally, the property continues to impress with a delightful rear garden and patio area, providing the perfect setting for al fresco dining, entertaining guests, or simply relaxing in peaceful surroundings. To the front, a driveway and off-road parking offer ample space for multiple vehicles.





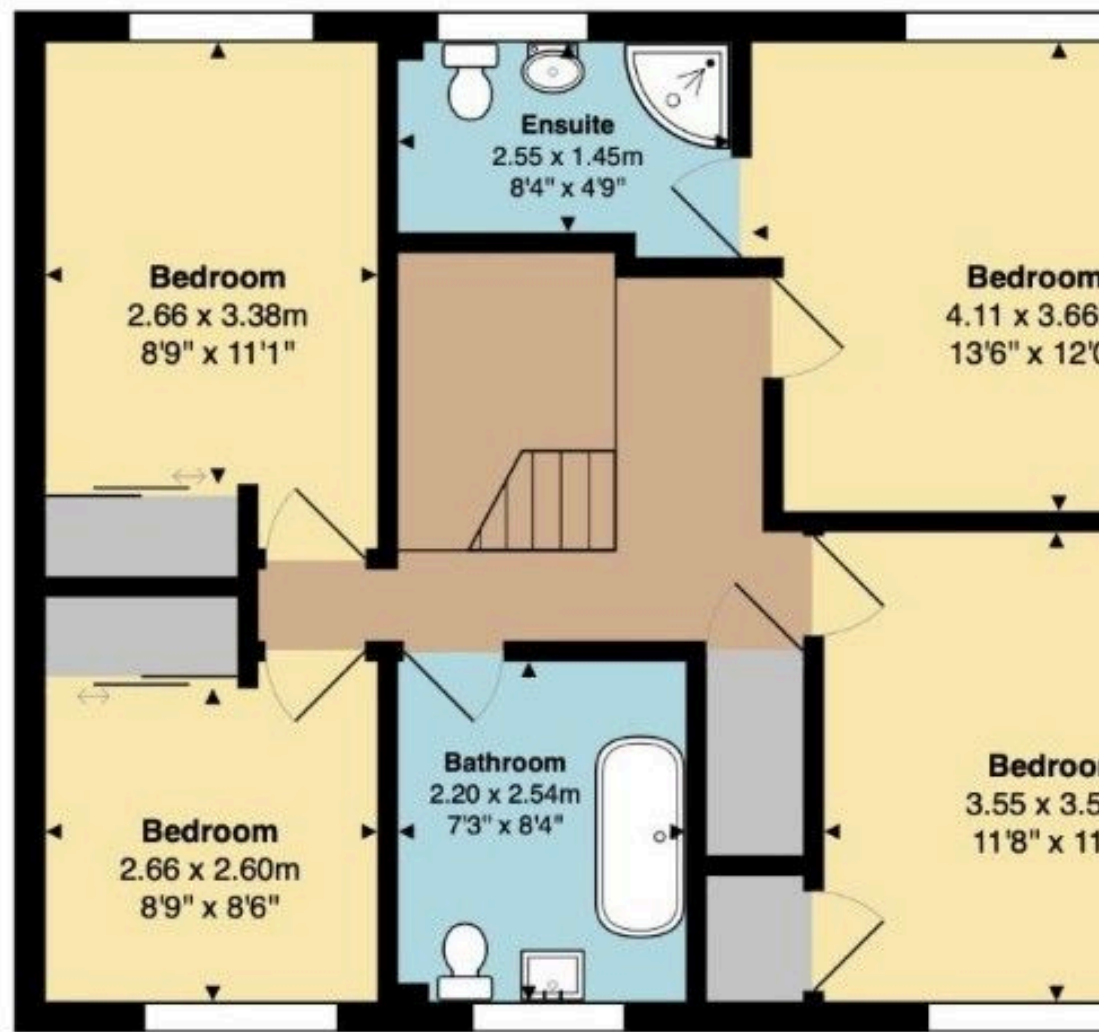








**Ground Floor**  
Area: 69.8 m<sup>2</sup> ... 752 ft<sup>2</sup>



**First Floor**  
Area: 69.8 m<sup>2</sup> ... 752 ft<sup>2</sup>

**Total Area: 139.7 m<sup>2</sup> ... 1503 ft<sup>2</sup>**