



## 6 Southlands Grove

- TWO BEDROOM SEMI-DETACHED BUNGALOW
- IDEAL FOR DOWNSIZERS
- BEAUTIFUL GARDEN
- GARAGE

**Offers In Region Of £220,000**  
EPC Rating 'TBC'





## Property Description

### DESCRIPTION

This well-presented two-bedroom semi-detached bungalow offers comfortable single-level living in a popular residential location, ideal for downsizers, retirees, of those seeking a manageable home with generous outdoor space.

The accommodation comprises a welcoming entrance hall, a bright and spacious lounge featuring a bay window overlooking the front garden, a fitted kitchen with a range of wall and base units and a separate dining room providing versatile living and entertaining space. There are two well-proportioned bedrooms and a modern shower room fitted with a contemporary suite.

Externally, the property benefits from attractive front and rear gardens, a long driveway providing off-street parking for multiple vehicles, and a detached garage. The enclosed rear garden offers a pleasant mix of patio areas, decorative borders and a garden shed, creating a private and enjoyable outdoor environment.



#### KITCHEN

A bright and well-maintained fitted kitchen featuring a range of oak-effect wall and base units complemented by contrasting work surfaces and a stainless-steel sink positioned beneath a rear-facing window. The kitchen benefits from tiled splashback walls, space and plumbing for a washing machine, a freestanding cooker with glass splashback, a wall-mounted gas combination boiler, and a UPVC stable door providing direct access to the rear garden. The layout makes excellent use of the available space, offering ample storage and worktop areas for everyday cooking and food preparation. Natural light from the window and stable door creates a pleasant and practical workspace.



#### DINING ROOM

A spacious and versatile dining room enjoying natural light from windows overlooking the side and the rear of the property. The room provides ample space for a family dining table and chairs, making it ideal for everyday dining and entertaining. Decorative floral wallpaper and soft-toned carpeting create a warm and welcoming atmosphere, while the open access to the kitchen enhances practicality. The room also offers flexibility for variety of uses, including a formal dining area, additional sitting room or home office space.



#### LIVING ROOM

A bright and generously proportioned living room featuring an attractive bay window to the front and providing pleasant views over the front garden. The focal point of the room is a decorative fireplace with surround and electric fire, creating a warm and inviting atmosphere. The room offers ample space for lounge furniture and benefits from neutral carpeting, decorative wall coverings, and ceiling fan light fitting.



#### BEDROOM 1

A spacious and well-presented double bedroom enjoying a pleasant outlook to the rear garden through a large window that provides excellent natural light. The room offers ample space for a double bed and a full range of bedroom furniture, including wardrobes and drawer units. Featuring fitted carpet, decorative wallpaper and a neutral ceiling, the room provides a comfortable and relaxing environment. Generous floor space and practical layout make this an attractive master bedroom.

#### BATHROOM

A bright and well-maintained shower room fitted with a modern white three-piece suit comprising a corner shower enclosure, pedestal hand wash basin and WC. The room features contemporary wall tiling with contrasting decorative feature panels, a frosted



window providing natural light and privacy and useful storage cabinetry. The shower room is finished in neutral tones, creating a clean and practical space suitable for everyday use.

#### BEDROOM 2

A versatile second bedroom currently utilised as a home office, featuring a window overlooking the front aspect which provides good levels of natural light. The room offers space for a single bed, home working area, or hobby room and benefits from neutral decor, fitted carpeting and a practical layout. Ideal as a guest bedroom, study or nursery depending on individual requirements.

#### EXTERIOR

The property occupies a pleasant position behind a low-maintenance front garden, featuring a lawned area, decorative gravel borders and a driveway providing off-street parking. A detached garage is situated to the side, offering additional parking, storage or workshop potential.

To the rear, the bungalow benefits from an enclosed and easy-maintain garden, thoughtfully arranged with paved patio seating areas, decorative stone borders and established planting. The garden provides a private outdoor space ideal for relaxing, entertaining or gardening. The combination of driveway parking, detached garage and enclosed rear garden enhances the practicality and appeal of this attractive bungalow.

#### DISCLAIMER

Please note that some images have been digitally enhanced for marketing purposes. Personal items, furniture, and general clutter may have been removed to present the property more clearly. These alterations are for illustrative purposes only.

## PURCHASE DETAILS:

*Please note that the services & appliances have not been tested & the property is sold on that basis.*

Once you are interested in purchasing this property, ideally call in person or telephone this office to discuss your offer, we would suggest that this is done before contacting a bank, building society or solicitor as any delay could result in the property being sold to someone else and any survey and legal fees being unnecessarily incurred.

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