



115 Highwood Gardens, Clayhall

Clayhall



115 Highwood Gardens

Clayhall

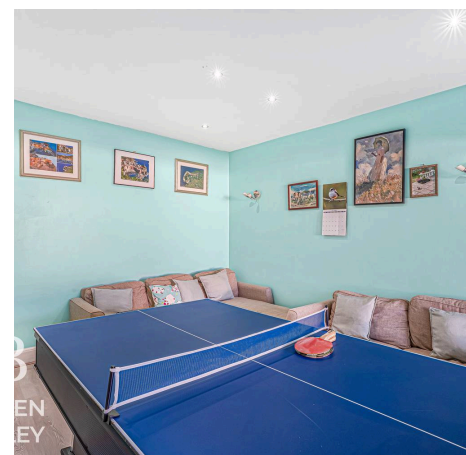
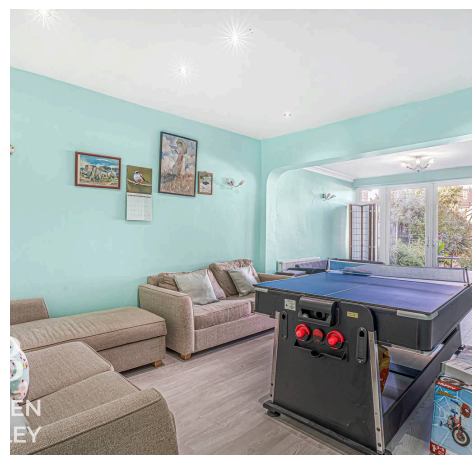
Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Guide Price £900,000 - £950,000
- Substantial Five/Six Bedroom Double-Fronted Family Home
- Three Bathrooms, Ideal for Larger & Growing Families
- Generously Proportioned Accommodation Arranged Over Three Floors
- Impressive Double-Fronted Design Offering Excellent Internal Living Space
- Well-Presented & Maintained Throughout
- Excellent Scope for Further Modernisation & Personalisation
- Versatile Layout with Multiple Reception & Living Areas
- Highly Desirable Highwood Gardens Location, Convenient for Local Schools, Amenities & Transport Links





Living Room

16' 7" x 14' 5" (5.06m x 4.40m)

Kitchen / Diner

20' 4" x 17' 9" (6.19m x 5.40m)

Lounge

12' 11" x 11' 1" (3.94m x 3.39m)

Dining Room

12' 10" x 11' 10" (3.90m x 3.60m)

WC

2' 11" x 4' 7" (0.90m x 1.40m)

Bedroom

10' 2" x 7' 3" (3.10m x 2.20m)

Bedroom

17' 7" x 11' 9" (5.37m x 3.58m)

Bedroom

11' 1" x 14' 6" (3.39m x 4.42m)

Bedroom

11' 10" x 6' 8" (3.60m x 2.02m)

Bedroom

13' 5" x 7' 3" (4.10m x 2.20m)

Shower Room

6' 11" x 6' 0" (2.10m x 1.83m)

Toilet

6' 7" x 2' 11" (2.00m x 0.90m)

Bathroom

10' 2" x 6' 11" (3.10m x 2.10m)

Bedroom

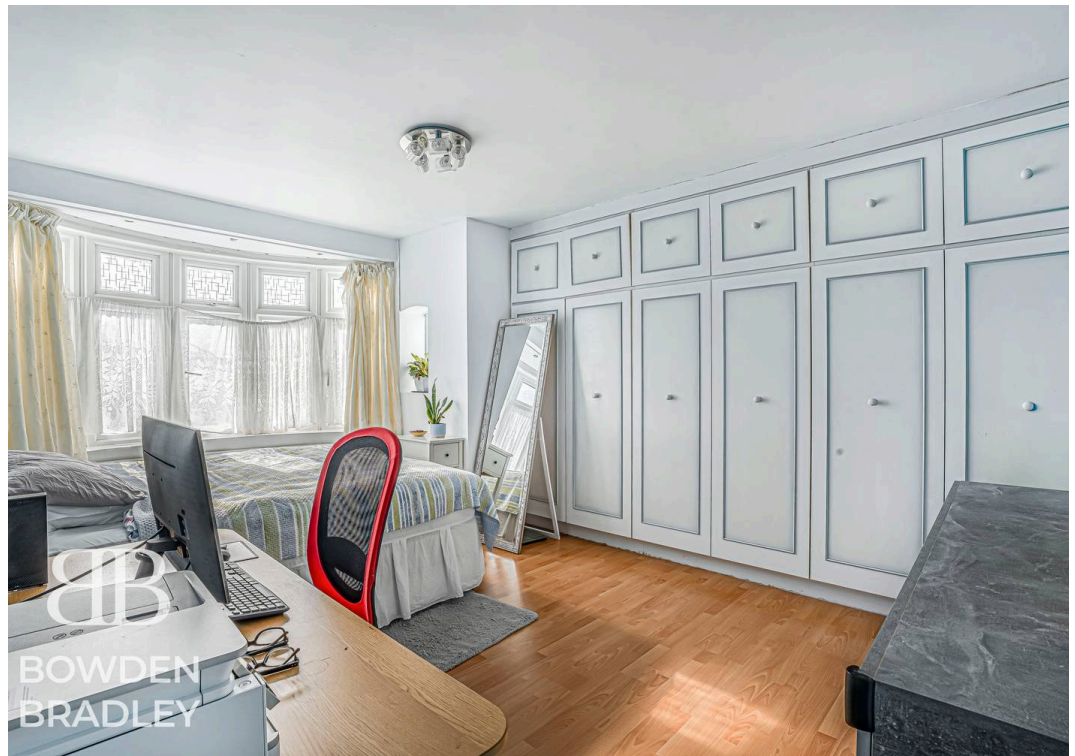
10' 10" x 9' 6" (3.30m x 2.90m)

Office

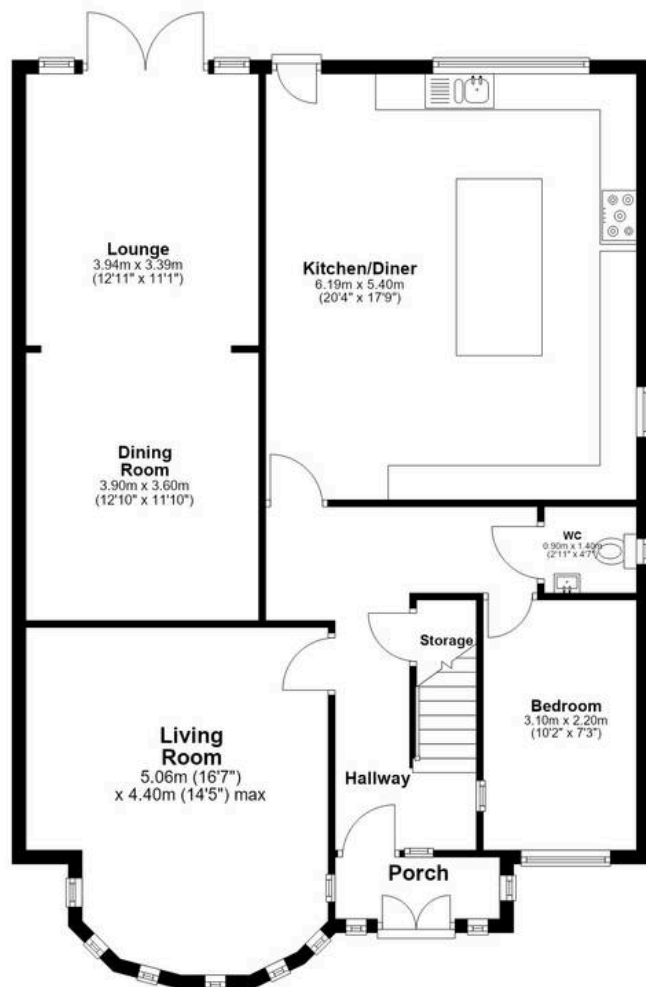
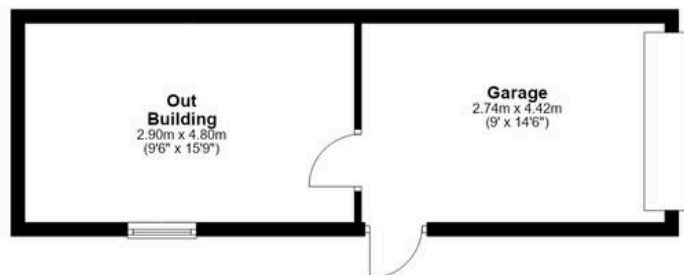
5' 11" x 12' 6" (1.80m x 3.80m)

Bathroom

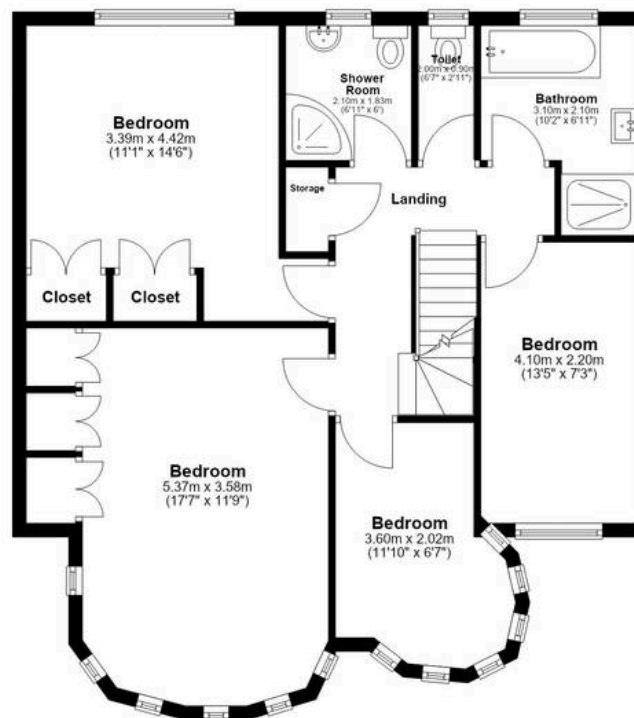




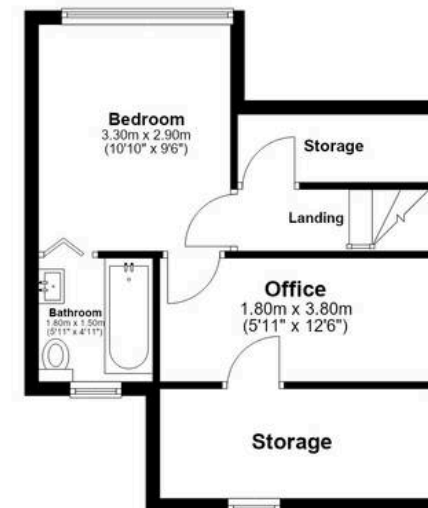
Ground Floor
Approx. 124.6 sq. metres (1341.2 sq. feet)



First Floor
Approx. 77.8 sq. metres (837.4 sq. feet)



Second Floor
Approx. 32.9 sq. metres (354.3 sq. feet)



Total area: approx. 235.3 sq. metres (2533.0 sq. feet)



Bowden Bradley

Bansal House, Bracken Industrial Estate, 185 Forest Road - IG6 3HX

02080593593 • info@bowdenbradley.co.uk • bowdenbradley.co.uk/