11 Sedgmoor Gardens, Flackwell Heath

£685,000

Robertsons

11 Sedgmoor Gardens

Flackwell Heath, High Wycombe

A well presented, detached bungalow which is quietly situated in a cul-de-sac. The property is offered for sale with no onward chain. Entrance porch, Entrance hall, Sitting room, Conservatory, Kitchen/Breakfast room, Principal bedroom with dressing room and Bathroom, Two further bedrooms, Study, Shower room, Gas central heating, Double glazing, Off street parking, Gardens.

Tenure: Freehold

Entrance porch
With tiled flooring, door to entrance hall

Entrance hall
Radiator, downlighters, access to loft space with pull down ladder and light

Sitting room
Modern fireplace with gas flame effect fire, radiator, door to Conservatory

Kitchen
Fitted with a range of eye and base level units incorporating sink unit with mixer tap and drainer, built in Neff double oven, Four ring Neff hob with extractor over, built in Indesit dishwasher, built in fridge/freezer, built in Candy washing machine, central island with cupboards, drawers and seating for three, down lighters, window to side, double doors to Conservatory

Conservatory
Radiator, door to side, door to garden

Shower room
Walk in shower with Aqualisa shower unit, low level W.C., wash hand basin with mixer tap and drawers under, part tiled walls, tiled flooring, heated towel rail, storage cupboard, down lighters, shelved cupboard, window to side

Bedroom 2
Radiator, window to front

Inner hall

Bedroom 3
Radiator, window to front

Bedroom 1
Radiator, double doors to garden

Dressing room
With fitted storage units

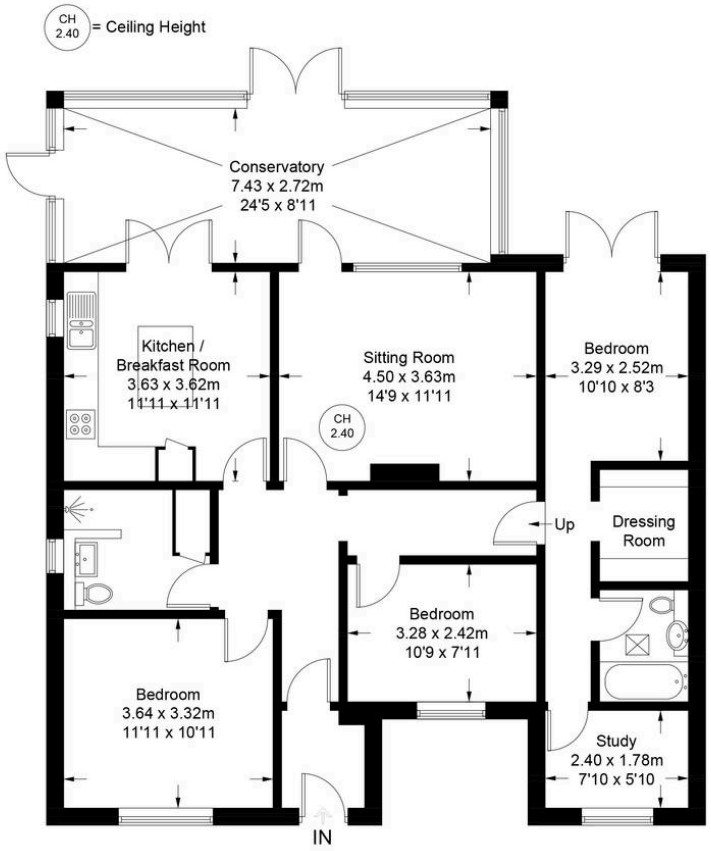
Bathroom
White suite comprising panelled bath with mixer tap and shower attachment, low level W.C., wash hand basin with mixer and cupboards under, heated towel rail, part tiled walls, tiled flooring, down lighters,

Study
Radiator, down lighters, window to front

Front garden/Parking
A driveway provides parking for two/three cars

Rear garden
A paved patio leads to the remainder of garden which is laid to lawn with flower and shrub borders. All is enclosed by panelled fencing, enjoys a south westerly aspect and extends to 44' x 48'

Approximate Gross Internal Area = 118.1 sq m / 1271 sq ft



Floor Plan produced for Robertsons by Media Arcade Ltd ©.
Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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