





STATION ROAD, ELMSWELL,
IP30 9HD

£290,000
FREEHOLD

Discover this spacious three-bedroom end terrace home offering versatile accommodation throughout. The ground floor features a generous dining and sitting room complete with a cozy log burner, a stylish kitchen with a utility area. A further reception room/bedroom and a convenient ground floor wet room. Upstairs, you will find three good-sized bedrooms accompanied by a modern family bathroom. Outside, the property benefits from a generous driveway providing ample parking, which leads to a garage and a handy workshop. The rear garden is fully enclosed for privacy, with the added bonus that the current owners rent further garden space to the rear. With amenities and transport links within easy reach to the home. Viewing is highly recommended.

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STATION ROAD

• Four Bedroom Character Property • Open Plan Sitting/Dining Room • Stylish Kitchen & Utility Area • Gas Fired Central Heating • Ground Floor Bedroom • Ground Floor Wet Room • Garage & Driveway With Ample Off Road Parking • Separate Workshop • Close To Village Amenities & Transport Links • Step Inside Today With Our 360 Virtual Tour!





Entrance Hall
Exposed brick flooring. Stairs to the first floor. Radiator.

Sitting/Dining Room
Open plan dining/sitting room with space for a dining table. Inset log burner and hearth. Window to front. Opening to the sitting room with two storage cupboards and an airing cupboard. Window to rear. Radiator.

Kitchen
Modern kitchen with a range of wall and base cupboard and drawer units with ample work tops over. Butler sink with filter drinking tap. Integrated appliances include electric oven, induction hob and extractor hood. Integral dishwasher and bins. Space for a fridge freezer. Window to side.

Inner Hall/Utility Area
Space and plumbing for washing machine and tumble dryer. Door to side access.

Ground Floor Bedroom/Study
Storage cupboard and window to side. Radiator heated by LPG.

Wet Room
Fully tiled with WC and pedestal wash basin. Shower head and handheld shower head. Window to side. Heated towel rail.

Landing
Window to rear. Loft access and storage. Radiator.

Bedroom 1
Double room with double built in wardrobes. Window to front. Radiator.

Bedroom 2
Window to side. Radiator.

Bedroom 3
Skylight and storage cupboard.

Bathroom
WC and vanity wash basin. Japanese sitting bath with rainfall shower head and handheld attachment over. Heated towel rail.

Outside

Front Garden
Fully enclosed by fencing with a gravelled driveway offering ample off-road parking. Double gates opening to the rear garden.

Rear Garden
Driveway leading to the garage and workshop. Fully enclosed by fencing with a lawn area and gated access.
The further garden to the rear is owned by the neighbours and is rented by current vendors.

Garage
Up and over door. Window and pedestrian door. Power connnected

Workshop
Double doors.

Disclaimer
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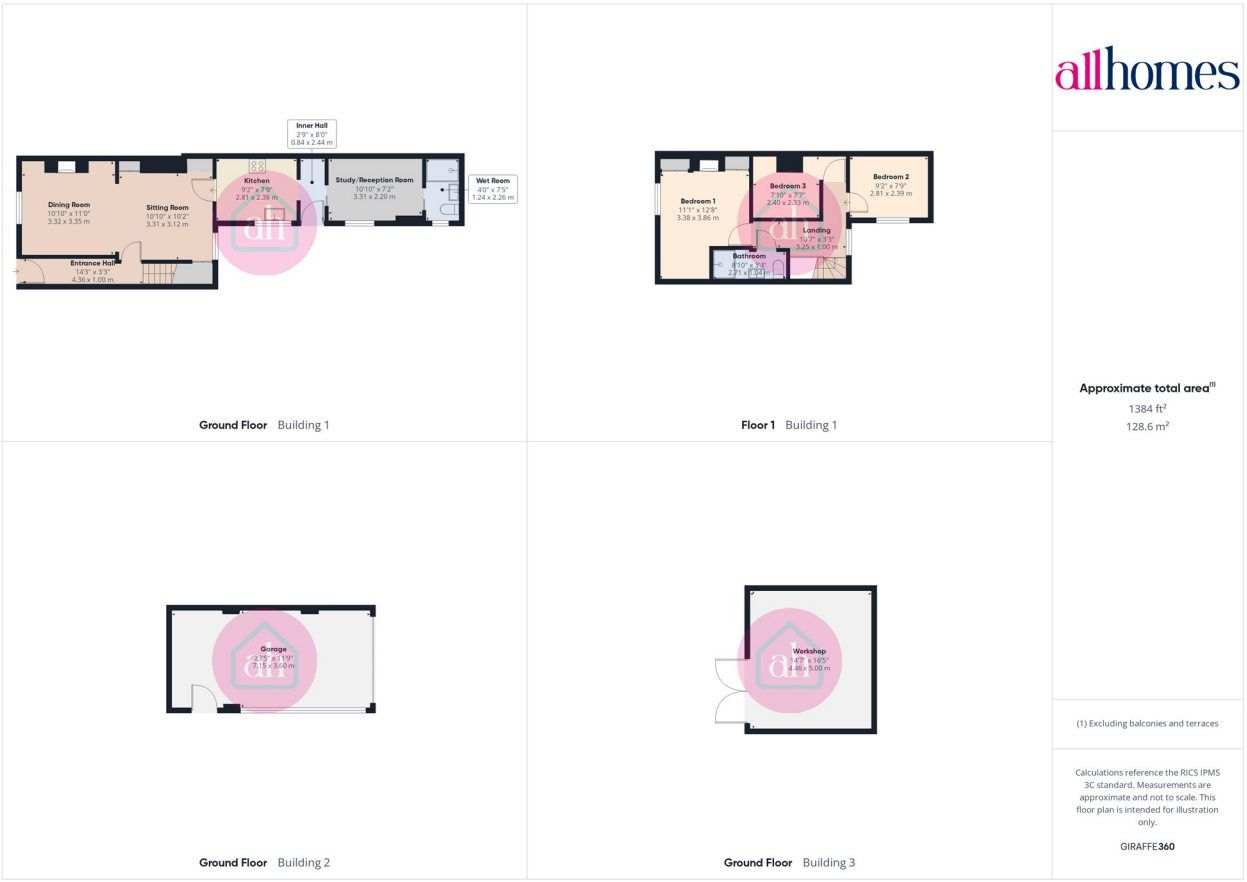
STATION ROAD



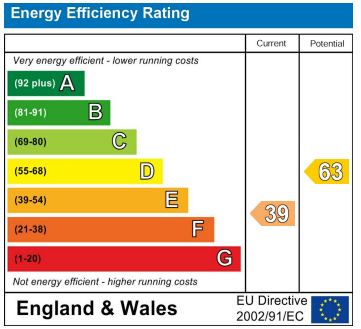












EPC Rating: E Council Tax Band: A

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