





£500,000

GUIDE PRICE £500,000 - £525,000 Ideally positioned within a quiet cul-de-sac location in a sought after area, this four double bedroom chalet bungalow is offered to the market with no upper chain, and comprises two reception rooms, conservatory, kitchen, utility room, two en-suites to the main and second bedroom and a downstairs family bathroom, a rear garden, a single garage with driveway parking for multiple vehicles.

Property Description

ENTRANCE

Door to:

ENTRANCE HALL

Doors to lounge, two bedrooms, and downstairs bathroom, stairs rising to first floor, radiator, coving to ceiling.

LOUNGE

Double glazed window to side aspect. Two radiators, coving to ceiling, electric fireplace, door to conservatory.

DINING ROOM

Double glazed window to side aspect. Radiator, door to kitchen.

BEDROOM THREE

Double glazed window to rear aspect. Radiator, built-in wardrobe.

BEDROOM FOUR

Double glazed window to side aspect. Radiator, built-in cupboard.

BATHROOM

Double glazed frosted window to rear aspect. Low level WC with push button flush, radiator, pedestal wash hand basin, part tiled walls, panelled bath with mixer tap and shower attachment.

KITCHEN

Double glazed window to side aspect. Fitted with a range of base and eye level units with rolled edge work surface over, splashback tiling, one and a half bowl and drainer unit with mixer tap, oven and induction hob with extractor over.

UTILITY

Single drainer sink unit with mixer tap, wall-mounted boiler, space for washing machine and freezer.

CONSERVATORY

Sliding doors to garden.

LANDING

Double glazed window to front aspect. Doors to bedrooms one and two, access to loft space, radiator.

BEDROOM ONE

Double glazed window to side aspect. Radiator, built-in wardrobe.

EN-SUITE

Double glazed skylight to rear. Radiator, low level WC with push button flush.

BEDROOM TWO

Double glazed window to side aspect. Radiator.

EN-SUITE

Double glazed skylight to rear. Low level WC with push button flush, radiator, wash hand basin with storage, shower cubicle.

OUTSIDE

GARAGE

Garage with power and lighting, electric door. Driveway parking for several vehicles.

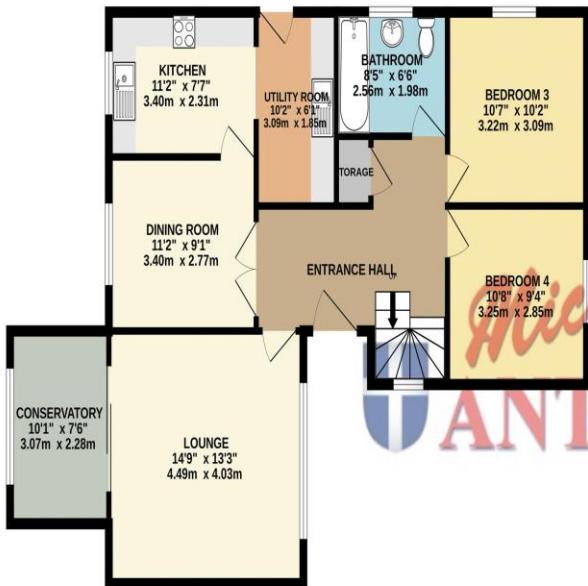
FRONT GARDEN

Path to front door, gated side access.

REAR GARDEN

Enclosed by timer fence panelling, gravel area, outside light, side gated access, outside tap.

GROUND FLOOR
919 sq.ft. (85.4 sq.m.) approx.

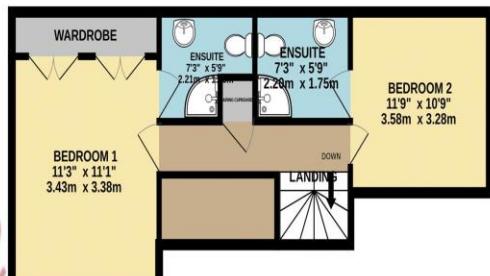


TOTAL FLOOR AREA : 1354 sq.ft. (125.8 sq.m.) approx.

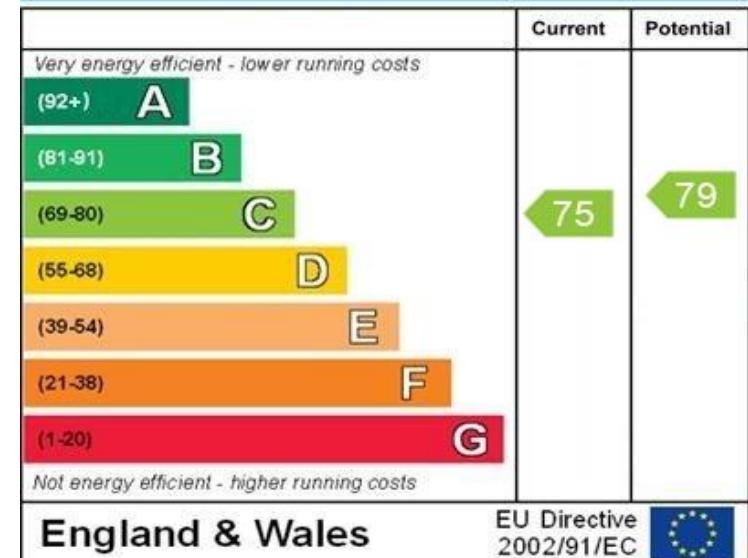
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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1ST FLOOR
435 sq.ft. (40.4 sq.m.) approx.



Energy Efficiency Rating



MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents

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