





18 Leighton Close

- Well presented, extended, two bedroom Semi-detached Bungalow
- Open plan living and dining area
- Modern kitchen and Bathroom
- Home office/ Snug ideal for working from home or craft space
- Private fenced garden
- Garage and Driveway
- Viewing highly recommended

We are delighted to present this well presented, extended two bedroom semi-detached bungalow, offering stylish and versatile accommodation in a sought-after residential location. This charming home immediately impresses with its spacious open plan living and dining area, designed to create a welcoming and airy environment perfect for both relaxing and entertaining. The modern kitchen is thoughtfully appointed with contemporary fittings, offering ample storage and workspace for culinary enthusiasts. A sleek, modern bathroom provides a fresh and inviting retreat. The property also boasts a versatile home office or snug, ideal for those seeking a dedicated workspace or a peaceful craft area. Both bedrooms are well proportioned, with generous natural light and a comfortable ambience. The overall flow of the bungalow is enhanced by its tasteful décor and practical layout, making it perfectly suited to a range of buyers, from professionals working from home to those looking to downsize without compromising on style or comfort.

Stepping outside, the property enjoys a private, fenced garden that offers the perfect setting for outdoor relaxation, al fresco dining, or gardening pursuits. The low maintenance design ensures year-round enjoyment, while mature borders and established planting provide a sense of seclusion and tranquillity.





A garage and driveway offer ample off-street parking and secure storage, ideal for families or those with multiple vehicles. The surrounding neighbourhood is peaceful and well regarded, offering convenient access to local amenities, shops, and transport links. With its combination of modern living spaces, flexible accommodation, and attractive outdoor areas, this delightful bungalow is a rare find. Viewing is highly recommended to fully appreciate everything this impressive property has to offer.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

Entrance Hall

Lounge

18' 1" x 10' 6" (5.50m x 3.20m)

Dining room

13' 5" x 8' 10" (4.08m x 2.70m)

Kitchen

9' 2" x 7' 7" (2.80m x 2.30m)

Master bedroom

14' 5" x 9' 6" (4.40m x 2.90m)

Bedroom

9' 2" x 7' 1" (2.80m x 2.15m)

Bathroom

9' 2" x 5' 6" (2.80m x 1.67m)

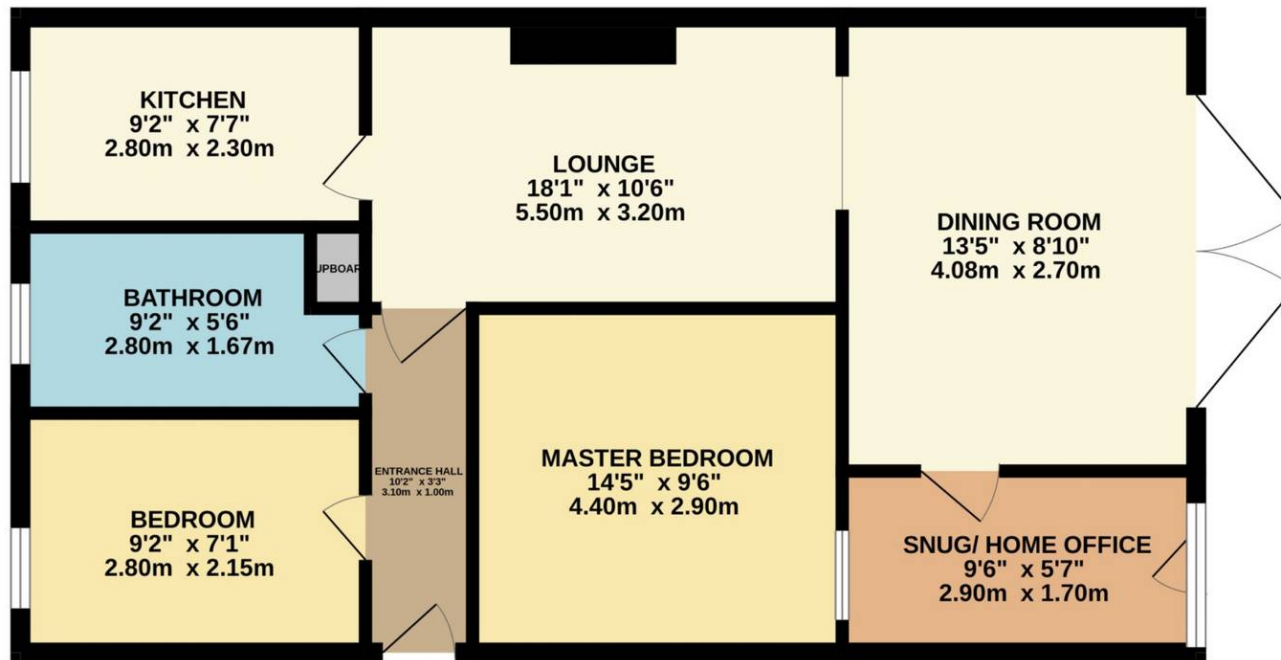
Snug/Home office

9' 6" x 5' 7" (2.90m x 1.70m)

Garage

21' 0" x 8' 2" (6.40m x 2.50m)

GROUND FLOOR



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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