



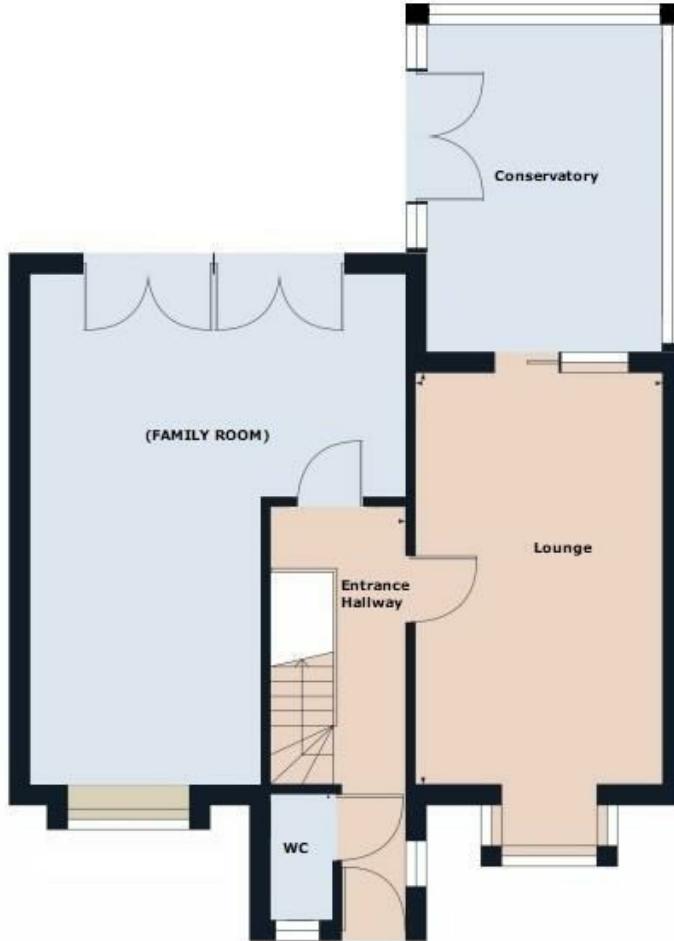


### Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

**\*\*IMMACULATE DETACHED HOUSE IN A GREAT LOCATION WITH FANTASTIC OPEN PLAN FAMILY ROOM\*\*** Immaculate Detached House comprising Entrance Hallway, Lounge, Fantastic Open Plan Family Room (Living/Dining/Kitchen), Downstairs WC, Conservatory. To the First floor there are Four 4 Double Bedrooms with En-Suite to Master, Stylish 3 Piece Bathroom, Landscaped Gardens, Off Road Parking for several vehicles, Double Garage, Council Tax Band E

Entrance Hallway	Bedroom 2
Composite entrance door, wooden laminate flooring, stairs to first floor landing with under stairs storage cupboard	10'7 x 10'4 Double glazed window to front, radiator
Downstairs WC	Bedroom 3
Low level wc, wash hand basin, double glazed window to front	11'2 x 8'7 Double glazed window to rear, radiator
Lounge	Bedroom 4
19'0 x 11'1 Double glazed window to front, fireplace, double glazed sliding doors to rear	12'5 x 9'1 Double glazed window to rear, radiator
Conservatory	Bathroom
23'9 x 17'4 Constructed with half height walls, double glazed windows, double glazed double doors to rear	9'0 x 7'11 Fitted stylish bathroom comprising panelled bath with glass screen, vanity wash hand basin with storage under, low level wc, tiled walls, tiled floor, double glazed window to rear
FAMILY ROOM (Living/Dining/Kitchen)	Outside
23'9 x 17'4 Modern fitted kitchen with a matching range of tower, base and wall units with round edge worktops, 1 & 1/2 bowl steel sink with mixer taps & tiled splashbacks, electric oven, induction hob with extractor hood over, integrated fridge, integrated freezer, double glazed bi fold doors to rear, radiator	Off road parking to front & side leading to garage at the rear, enclosed rear garden, paved patio, lawn
Landing	Garage
Loft access	Detached double garage with up & over garage door, window to side, side privacy door, power & light connected
Bedroom 1	
14'7 x 10'5 Double glazed window to front, radiator	
Ensuite Shower Room	
7'0 x 5'10 Fitted stylish shower room comprising walk in shower with glass screen, vanity wash hand basin with storage under, low level wc, tiled walls, tiled floor, double glazed window to front	



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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