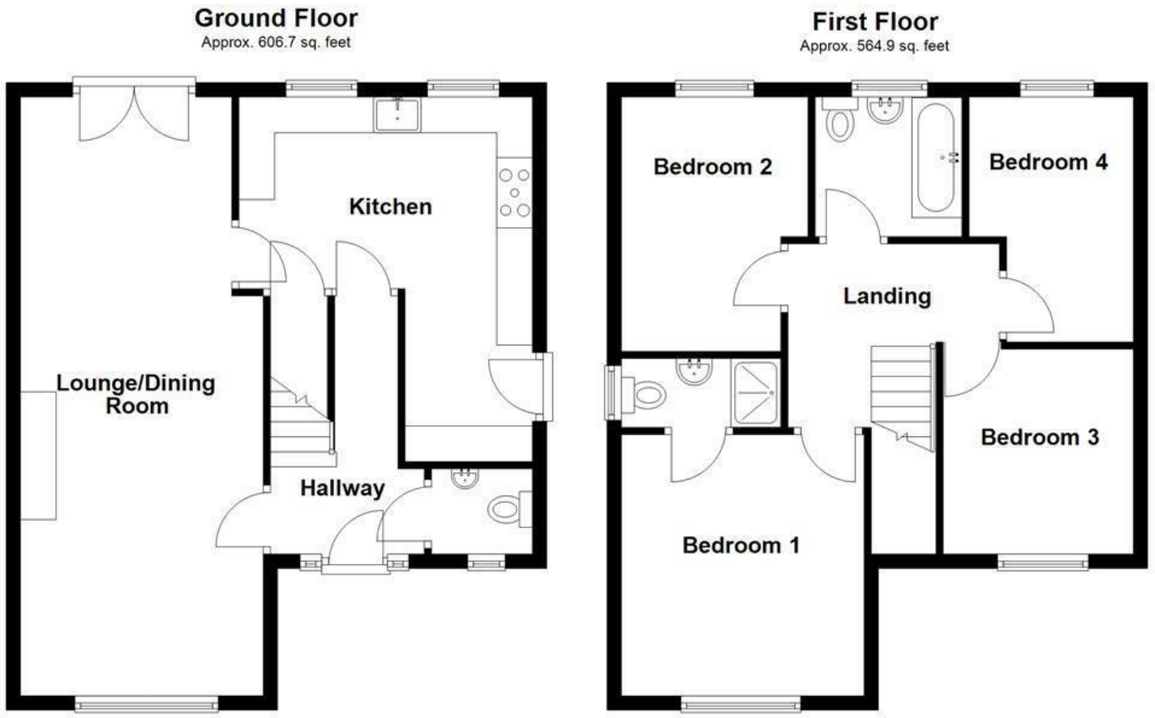
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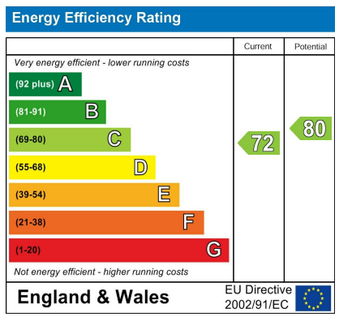












Oulder Hill Drive,, Bamford, OL11 5LB

Open To Offers £490,000

Situated in the serene surroundings of Oulder Hill Drive, BAMFORD, this splendid CHAIN FREE DETACHED HOME offers a perfect blend of comfort and elegance. Located on a private street, the property is enveloped by lush greenery, including beautiful trees and vibrant flowers, creating a tranquil retreat from the hustle and bustle of everyday life. Within the catchment area of Ofsted rated 5 star schools.

Upon entering the ground floor, you are greeted by a spacious reception room that provides an inviting atmosphere for both relaxation and entertaining. The well-appointed kitchen features a built-in wine cooler, ideal for those who appreciate fine dining and entertaining guests. Additionally, a convenient DOWNSTAIRS WC is located on this level, enhancing the practicality of the home.

As you ascend to the upper floor, you will find FOUR GENEROUSLY SIZED BEDROOMS that offer ample space for rest and rejuvenation. The well-designed bathroom complements the sleeping quarters, ensuring comfort and convenience for all residents.

The outdoor space is equally impressive, with a beautifully paved Indian stone design patio in the rear gated garden, perfect for alfresco dining or simply enjoying the peaceful surroundings. The property also boasts its own DRIVEWAY and a DOUBLE GARAGE, featuring a EV CHARGING POINT.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Open To Offers £490,000

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- NO ONWARDS CHAIN
- Ample OFF ROAD PARKING with access to DOUBLE GARAGE
- FOUR BEDROOM DETACHED property set in it's own surroundings
- Sought after location on a PRIVATE PLOT
- Decorated to a HIGH STANDARD with QUALITY FIXTURES and FITTINGS
- Tenure Leasehold
- Council Tax Band E
- EPC Rating C
- Enviable GARDEN SPACES

Ground Floor

Entrance
UPVC double glazed entrance door leading to the hallway.

Hallway
11'10 x 7'1 (3.61m x 2.16m)

Central heating radiator, coving to the ceiling, spotlights, wood effect flooring, stairs leading to the first floor and doors to a downstairs WC, lounge/dining room, and kitchen.

WC
4'11 x 3'11 (1.50m x 1.19m)

UPVC double glazed frosted window, heated towel rail, dual flush WC, wall mounted wash basin with mixer taps, partially tiled elevations, laminate flooring, extractor fan.

Lounge/Dining Room
27'6 x 11'2 (8.38m x 3.40m)

UPVC double glazed window, two central heating radiators, coving to the ceiling, television point, remote gas fire, laminate flooring, UPVC double glazed French doors to the rear, door to kitchen.

Kitchen
16'9 x 13'6 (5.11m x 4.11m)

Two UPVC double glazed windows with remote controlled blinds, high gloss wall and base units with granite work surfaces and splash backs, stainless steel sink with mixer taps, range cooker, extractor hood, integrated fridge, freezer, dishwasher, microwave and wine chiller, enclosed boiler, plinth lighting, spotlights, laminate flooring, doors to under stairs storage, and side elevation.

First Floor

Landing
10'1 x 7'8 (3.07m x 2.34m)

Coving to the ceiling, spotlights, central heating radiator, loft access, doors leading to four bedrooms and the family bathroom.

Bedroom One
12' x 11'2 (3.66m x 3.40m)

UPVC double glazed window, central heating radiator, spotlights, fitted wardrobes, laminate flooring, door to ensuite.

Ensuite Wet Room
7'4 x 3'2 (2.24m x 0.97m)

UPVC double glazed frosted window, heated towel rail, flush plate WC, wall mounted wash basin with mixer taps, walk in shower enclosure, fully tiled elevations, tiled flooring, extractor fan.

Bedroom Two
11'5 x 8'7 (3.48m x 2.62m)

UPVC double glazed window, central heating radiator, laminate flooring.

Bedroom Three
9'10 x 8'11 (3.00m x 2.72m)

UPVC double glazed window, central heating radiator, laminate flooring.

Bedroom Four
11'3 x 8' (3.43m x 2.44m)

Currently used as a home office, UPVC double glazed window, central heating radiator, laminate flooring.

Family Bathroom
6'9 x 6'5 (2.06m x 1.96m)

UPVC double glazed frosted window, heated towel rail, spotlights, dual flush plate WC, vanity top wash basin with mixer taps, double bath with mixer taps and rinsehead, spotlights, fully tiled elevations, tiled flooring, extractor fan.

Exterior

Rear
Landscaped garden with artificial turfing and Indian Stone paved patios accented with slate chippings and bedding areas.

Front
Laid to lawn garden with steps leading to the front entrance door.

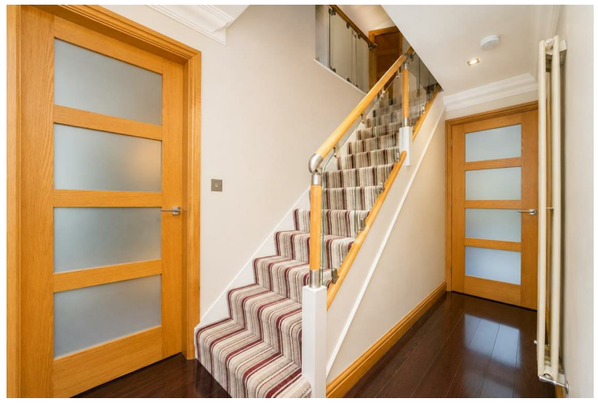
Side
Access to parking at the rear and a double garage.

Double Garage
19'5 x 17'4 (5.92m x 5.28m)

Electric doors, lighting and power.







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