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Duke Street, Upper Gornal

Asking Price £375,000

Hunters are pleased to present this spacious and versatile four bedroom detached family home, located on Duke Street in the popular residential area of Upper Gornal. Offering well-balanced accommodation across two floors, the property is ideally suited to growing families seeking generous living space and flexible room arrangements, while also benefitting from amazing views.

The ground floor features a substantial lounge/dining room measuring over 6 metres, providing a bright and open living area with ample space for both relaxation and entertaining. This principal reception room enjoys elevated outlooks, allowing for impressive far-reaching views and an abundance of natural light. The kitchen is positioned to the front of the property and is complemented by a separate utility room, offering practical day-to-day functionality. A convenient ground floor W.C. adds further practicality. In addition, there is a extra reception room, which could alternatively be used as a home office, playroom, or additional reception room depending on individual needs.

To the first floor, the property offers four bedrooms. The principal bedroom benefits from its own en-suite shower room, creating a private retreat, while selected bedrooms also take advantage of the property's elevated position and attractive views. The remaining bedrooms are served by a family bathroom located centrally off the landing. The layout provides well-proportioned rooms suitable for family living, guest accommodation, or home working.

Externally, the property benefits from driveway parking and an integral garage, along with garden space ideal for outdoor enjoyment. The outside areas further enhance the property's appeal, offering pleasant vantage points from which to enjoy the surrounding outlook.



KEY FEATURES

- DETACHED FAMILY HOME
- FOUR SPACIOUS BEDROOMS
- OPEN PLAN LOUNGE / DINER
- FITTED KITCHEN WITH SEPERATE UTILITY ROOM
- DOWNSTAIRS WC
- MASTER WITH EN-SUITE
- PLAYROOM
- OFF ROAD PARKING
- STUNNING VIEWS

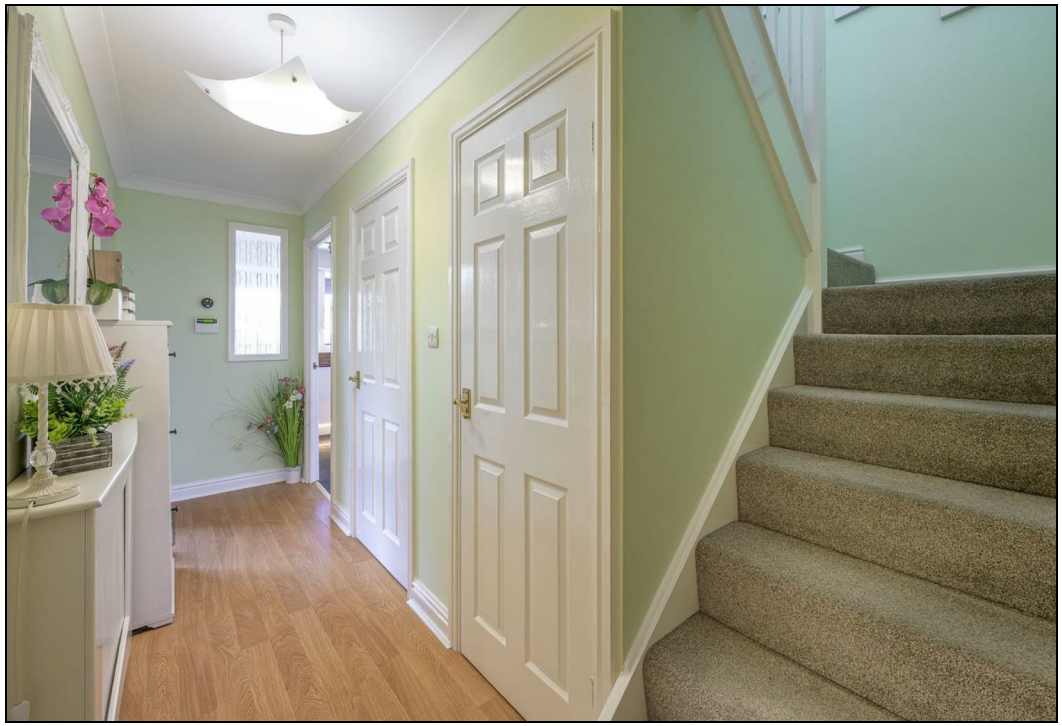







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Ground Floor

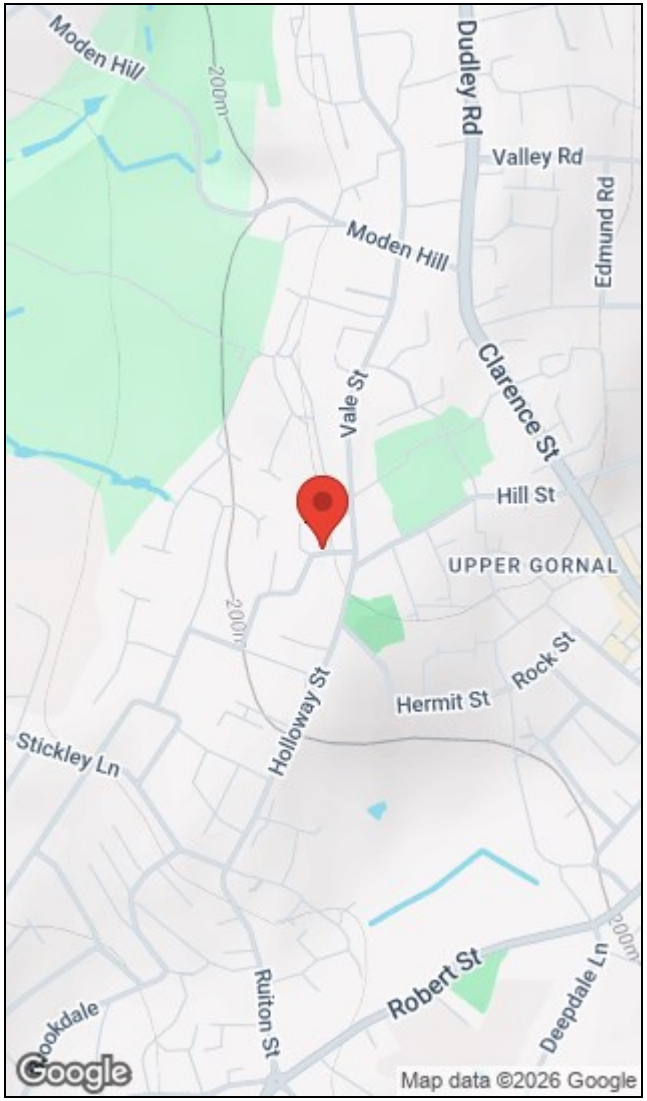
Floor area 74.1 sq.m. (798 sq.ft.)

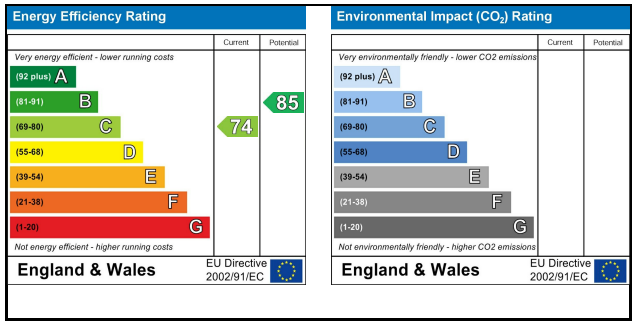
First Floor

Floor area 58.4 sq.m. (629 sq.ft.)

Total floor area: 132.5 sq.m. (1,427 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io





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The Property Ombudsman

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