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3 Foxdene, Little Sutton, CH66 3SZ

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Offers In The Region Of £290,000

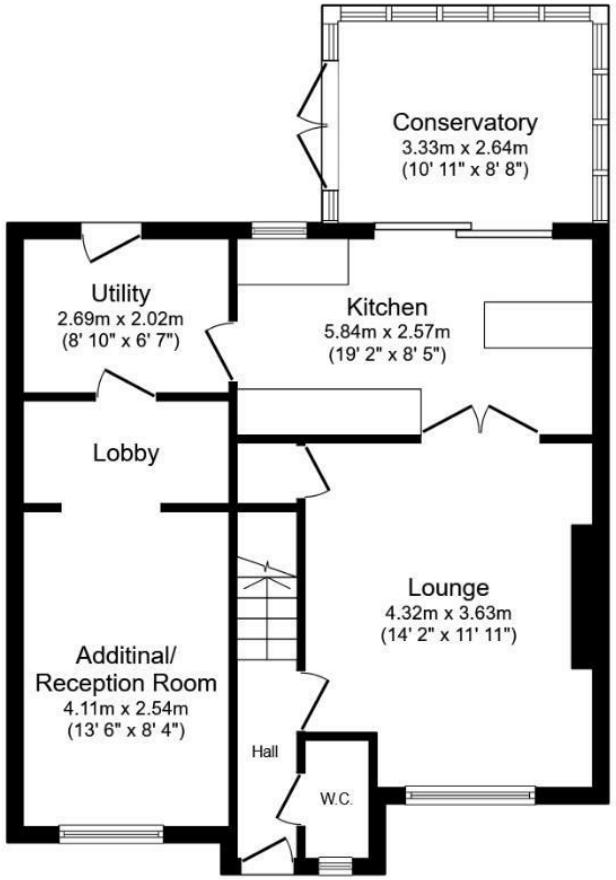
This enhanced executive-style home has come to the market looking for its new occupants. The property is a credit to the current owners with modern fitted kitchen, bathroom and ensuite. There are blinds to most of the windows and the garage has been converted to create an additional reception room, study or playroom. The property overall presents to a very high standard and should please the most discerning of buyers.

The area of Great Sutton and Little Sutton are close by and both offer a range of local shops and amenities.

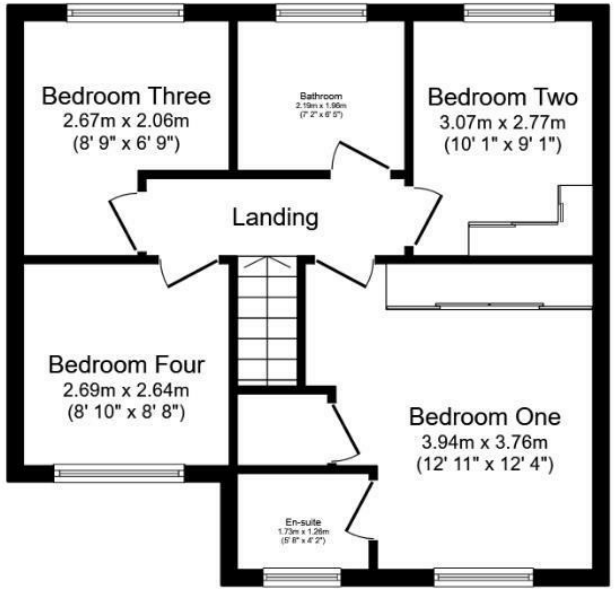
This four bedroom home needs to be viewed now, so pick up the phone and call 0151 339 2465 to view your future home.

Hunters Little Sutton 339 Chester Road, Little Sutton, CH66 3RG | 0151 339 2465
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Ground Floor



First Floor

Total floor area: 115.4 sq.m. (1,242 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

Entrance Hall
Large tiled floor, contemporary central heating radiator, stairs to 1st floor.

Cloakroom
Low-level WC, pedestal wash basin, tiled floor, double glazed window of front elevation, central heating radiator.

Lounge
14'2" max x 11'11" max
Feature media wall with wide recessed, flame-effect fire, double glazed window to front elevation with Venetian style blinds, central heating radiator, under stairs store cupboard. Double doors opening to:-

Breakfast Kitchen
What a fantastic space fitted with an ultra-modern kitchen. Extensive range of wall and base units with contrasting worktops, four burner hob, double oven, extractor, integrated fridge, one and a half bowl sink unit in black, additional workstation incorporating a breakfast bar. Recessed lighting, sliding patio doors to conservatory, double glazed window to rear elevation, door leading to:-

Utility Room
Fitted with base units and contrasting worktop, sink unit with mixer taps, integrated dishwasher, plumbing for washing machine, tiled floor, access door to additional reception room, part glazed access door to rear garden.

Additional Reception Room
13'6" x 8'0"
Formerly the garage, this conversion has created a new dimension to this property. You want a formal dining room or a work at home study, a home gym or even a playroom, this is ideal. Laminate flooring, double glazed window to front elevation.

Conservatory
10'11" x 8'8"
A large area ideal for sitting around the table enjoying the garden views. Tiled floor, central heating radiator, French doors to rear garden.

First Floor
Staircase leads from hall to first floor landing with loft access.

Principal Suite
12'11" x 12'4"
A generous bedroom with fitted wardrobes, additional fitted store cupboard, double glazed window to front elevation, central heating radiator.

Ensuite
Corner shower cubicle, low-level WC, pedestal wash basin, ladder towel rail, tiled walls and floor, central heating radiator, double glazed window to front elevation.

Bedroom Two
10'1" x 9'1"
Fitted wardrobes, double glazed window to rear elevation, central heating radiator.

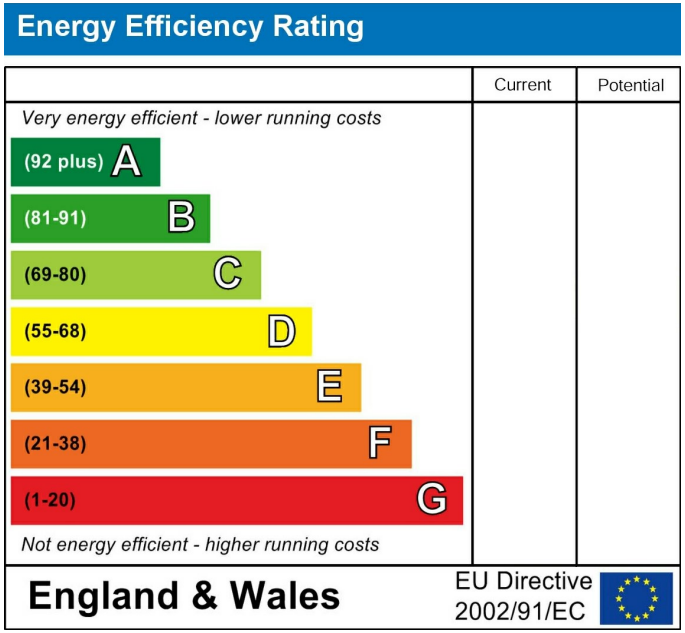
Bedroom Three
8'9" x 6'9"
Double glazed window to rear elevation, central heating radiator.

Bedroom Four
8'10" x 8'8" max
Fitted wardrobes, double glazed window to front elevation, central heating radiator.

Family Bathroom
Victorian style rolled top bath, low-level WC, wash hand basin, ladder towel rail, tiled walls and floor. Window to rear elevation.

Outside
To the front there is parking, lawned area and side access to the rear.

To the rear there is a shaped lawn and patio.



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. 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.
















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