



Chestnut Close, Brandon, IP27 0RU

welcome to

Chestnut Close, Brandon

An impressive four bedroom DETACHED FAMILY HOME with lounge with FEATURE WOODBURNER, separate DINING ROOM, master EN-SUITE, fantastic rear garden, DOUBLE GARAGE and handy STUDY, all in a popular residential location close to SCHOOLS, the town centre & RAIL LINKS! Viewing essential!

Summary

Set within a popular residential area of Brandon-just a short walk from the town's wide range of amenities, schools, supermarkets and direct rail links to Cambridge and Norwich-this spacious detached family home occupies a fantastic plot and has been exceptionally well cared for throughout. Offering an abundance of versatile space, it is perfectly suited to families of all sizes and provides room to grow for years to come.

Sitting prominently on the road, the home immediately impresses with strong kerb appeal, generous off road parking and a double garage, ensuring superb practicality from the outset. Inside, a welcoming entrance hall with a convenient cloakroom leads into a bright and spacious living room, where French doors frame the rear garden and fill the space with natural light. A separate dining room and a well equipped fitted kitchen enhance the home's entertaining potential, while a dedicated study provides the perfect environment for working from home.

Upstairs, four proportionate bedrooms include a master with its own en suite shower room, complemented by a family bathroom. Outside, the fully enclosed lawned garden offers an excellent space for gardening enthusiasts, families with children or anyone who loves to enjoy the sunshine. With its generous layout, cared for condition and superb location, this home must be viewed to be fully appreciated.

The Accommodation

Entrance door to:

Entrance Porch

With door to front and door to:

Entrance Hall

With stairs to the first floor landing and radiator.

Downstairs Cloakroom

With W.C, wash hand basin with mixer tap over, window to front and heated towel rail.

Living Room

With feature woodburner, window to front, double doors to rear and two radiators.

Dining Room

With double door to rear and radiator.

Kitchen

With a range of fitted kitchen units at wall and base level with work surface over, inset sink unit with mixer tap and drainer over, space and plumbing for washing machine, space for fridge/freezer, integrated wine fridge, integrated gas hob, integrated double oven, built in cupboard housing central heating boiler, dual aspect windows and stable door to side.

Study

With window to side and radiator.

First Floor Landing

With access to the loft space and radiator.

Master Bedroom

With dual aspect windows and two radiators.





Master En-Suite

With W.C, wash hand basin with mixer tap over, shower cubicle with shower attachment over, window to side and heated towel rail.

Bedroom Two

With window to rear and radiator.

Bedroom Three

With window to rear and radiator.

Bedroom Four

With window to front and radiator.

Family Bathroom

With W.C, wash hand basin with mixer tap over, bath with mixer tap and shower attachment over, window to front and heated towel rail.

Outside

Front Garden

To the front of the property, there is a front garden and a driveway, with an EV charger, offering space for off road parking and access to:

Double Garage

With two garage doors to front, power and light connected and a separate fuse box.

Rear Garden

To the rear of the property, the enclosed garden is largely laid to lawn with a paved patio area, log store, some mature trees and a garden shed.

Agents Note

Please note that there are two trees in the rear garden which have a TPO on them. Please speak to your legal representative or call the Branch for more details.



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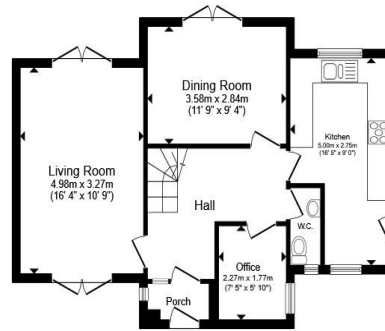
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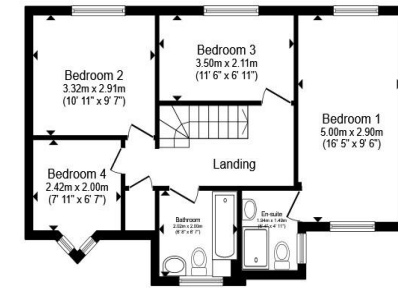
- Substantial Detached Family Home
- Popular Brandon Location Close to Amenities & Rail Links
- Four Bedrooms with En-Suite to Master
- Double Garage and Parking
- Expansive Lawned Rear Garden
- Separate Living and Dining Rooms, plus a Study
- Impressive Kerb Appeal
- A Fantastic Family Home

Tenure: Freehold EPC Rating: Awaited

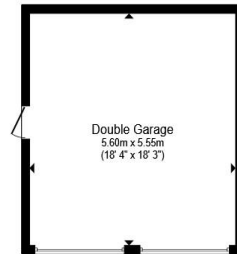
£360,000



Ground Floor



First Floor



Garage

Total floor area 141.5 m² (1,523 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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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