



- A smart three bedroom detached bungalow
- Situated in a quiet residential cul-de-sac
- Spacious lounge/dining room with log burner
- Modern kitchen with connected conservatory
- Three bedrooms, en suite shower room and a bathroom
- Garage, driveway and fully enclosed rear garden



'A smart three bedroom detached bungalow quietly positioned in popular village cul-de-sac with a lovely feel!'

This three bedroom detached bungalow occupies a lovely position on a desirable village cul-de-sac that is within walking distance of both open fields and also the handful of village amenities on offer. The property itself enjoys good size accommodation comprising an L-shaped hallway with storage, a good size lounge/dining room with plenty of windows bringing in natural light and there is a fitted log burner. A well fitted kitchen with a selection of integrated appliances and this links to a conservatory with door to the garden. The bedrooms are all located towards the rear of the bungalow and offers two nice size doubles, one with an en suite shower room and a smaller single bedroom. There is also a smart bathroom with both a bath and separate shower room. GCH and double glazing.

Externally the property has a resin driveway with parking for several cars in tandem in front of a single garage. There is a level front lawn with mature shrubs and hedges and at the rear there is a very private garden laid to a combination of lawn and patio and there is a personal door into the back of the garage.

High Littleton is a quiet village approximately 10 miles from Bath and approx. 12 miles from Bristol making it an ideal commuter base. Within a short walk of the property is the village recreation ground, open countryside and public footpaths. The village also benefits from a pub, store and also a highly regarded Primary school.

Tenure: Freehold

Council Tax Band: D





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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

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