



MOORELAND DRIVE, GREAT BARTON

IP31 2PN

£500,000
FREEHOLD

Situated in the popular village of Great Barton, this very well presented and versatile chalet style detached bungalow offers spacious and flexible accommodation throughout. The property benefits from a welcoming entrance hall, three reception rooms including a bright sitting room and separate dining room which could alternatively be used as an additional ground floor bedroom, alongside a modern kitchen opening into a further dining area. There is also a ground floor bedroom with en-suite and a shower room, whilst upstairs offers two further double bedrooms and a family bathroom. Outside, the generous wrap around gardens are beautifully established with mature trees and hedge borders providing a good degree of privacy. To the front, ample driveway parking leads to a single garage.

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MOORELAND DRIVE

- Beautifully Presented Four Bedroom Detached Chalet Home
- Open Plan Stylish Kitchen/Dining Room
- Spacious Sitting Room
- Gas Fired Central Heating
- Groundfloor Bedroom With En-Suite
- Garage/Brick Shed & Driveway Parking
- Large Wrap Around Mature Garden
- Separate Dining Room/Bedroom Four
- Two Further Large Double Bedrooms
- Step Inside Today With Our 360 Virtual Tour!



Entrance Hall

Welcoming spacious entrance hall with stairs to the first floor. Storage/ airing cupboard. Underfloor heating.

Sitting Room

Spacious room with dual aspect windows to the rear and side. Feature gas fireplace. Radiators.

Dining Room/Bedroom 4

Generous size room for entertaining. Window front. Radiator.

Kitchen

Stylish kitchen with a wide range of wall and base cupboard and drawer units with ample work tops over. Inset sink and drainer. Space for washing machine, fridge freezer, range style electric oven with hob and extractor hood over. Integrated appliance includes a dishwasher. Window to rear and side door access. Radiator. Archway opens to a dining room ideal for family gatherings and entertaining space

Dining Area

French doors opening directly to the garden. Radiator.

Bedroom 3

Spacious double room with dual aspect windows to front and side. Radiator.

En-Suite

WC and wash basin. Fully tiled shower cubicle. Window to front. Heated towel rail.

Shower Room

Stylish suite, WC and vanity inset wash basin. Fully tiled shower cubicle. Built in storage cupboard. Window to side. Underfloor heating and heated towel rail.

Landing

Sky light. Radiator.

Bedroom 1

Large double room with built in storage cupboards. Window to front. Radiator.

Bedroom 2

Large double room with built in storage cupboards. Window to front. Radiator.

Bathroom

WC and vanity inset wash basin. Fully tiled bath with mixer taps and handheld shower attachment. Heated towel rail. Sky light.

Outside

Front Garden

Large gravel driveway offering ample off-road parking, surrounded by established hedging. Gated side access

Rear Garden

Set on a large wrap around south facing garden with paved patio seating area, border by shrubs and the remainder of the garden being laid to lawn with a scattering of established, seasonal trees. The garden is enclosed by a mature hedge and fencing, offering privacy.

Garage

Gated double doors and power connected. Pedestrian door to the garden.

Brick Shed

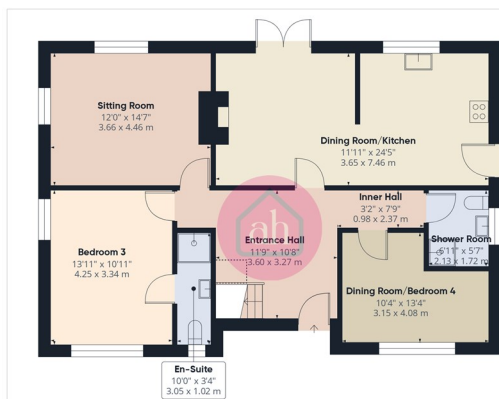
Power connected and pedestrian door to the garden.

Disclaimer

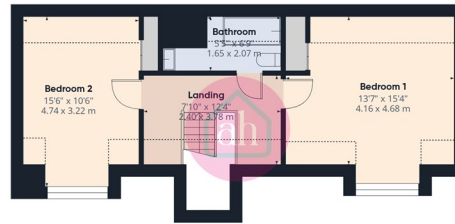
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MOORELAND DRIVE

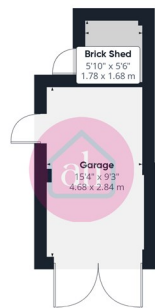




Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

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Approximate total area⁽¹⁾

1662 ft²

154.5 m²

Reduced headroom

123 ft²

11.4 m²

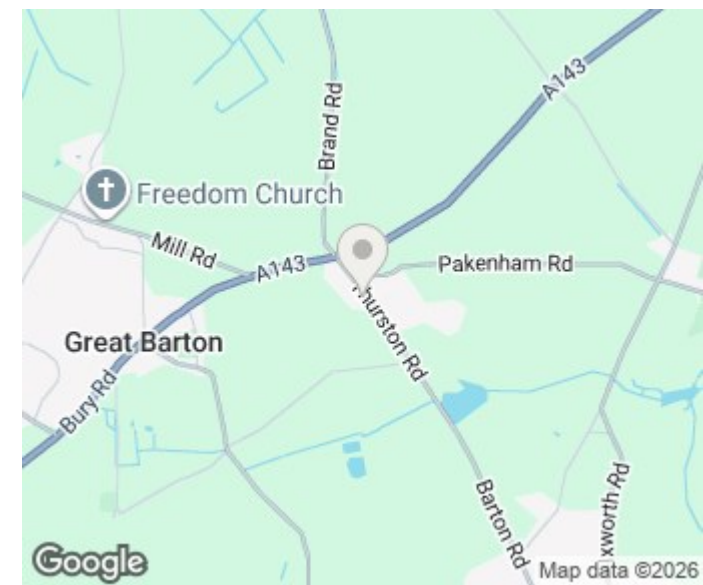
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		82
(55-68) D	72	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

EPC Rating: C Council Tax Band: C

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