



**Taylor's**

# KINGSWINFORD, 8 Leacroft Road

£310,000

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Enjoying a desirable cul de sac position, well placed within the sought after 'Blandford Mere' development, this IMPRESSIVE and EXTENDED LINK DETACHED BUNGALOW offers a BEAUTIFULLY PRESENTED layout of TWO BEDROOM accommodation. The property is further complemented by the LONG BLOCK PAVED DRIVEWAY, GARAGE and the attractively landscaped rear garden. Available with NO UPWARD CHAIN.

The property benefits from a REAR EXTENSION, which enhances the WELL APPOINTED layout. The accommodation includes GAS CENTRAL HEATING, DOUBLE GLAZING and comprises: reception hall, extended lounge with dining room area and patio doors to the rear garden, modern fitted kitchen with integrated appliances, TWO DOUBLE BEDROOMS (both with fitted bedroom furniture) and modern fitted shower room with walk in airing cupboard off.

The LONG FRONT/ SIDE BLOCK PAVED DRIVEWAY provides ample off road parking and an approach to the SINGLE GARAGE. The level rear garden includes a block paved/ paved patio, lawn with side borders.

Tenure: Freehold. Construction: brick with a pitched tiled and flat roof. Services: All mains services are connected. Broadband/Mobile coverage: Visit: [checker.ofcom.org.uk/en-gb/broadband-coverage](http://checker.ofcom.org.uk/en-gb/broadband-coverage). Council Tax Band D. EPC TBA. KINGSWINFORD OFFICE

Reception Hall - 2.74m x 1.12m (9'0" x 3'8")

Extended Lounge/ Diner - 8.1m x 3.61m (26'7" x 11'10")

Kitchen - 2.57m x 2.39m (8'5" x 7'10")

Bedroom 1 - 3.02m x 3m (9'11" x 9'10")

Bedroom 2 - 2.57m x 3m (8'5" x 9'10")

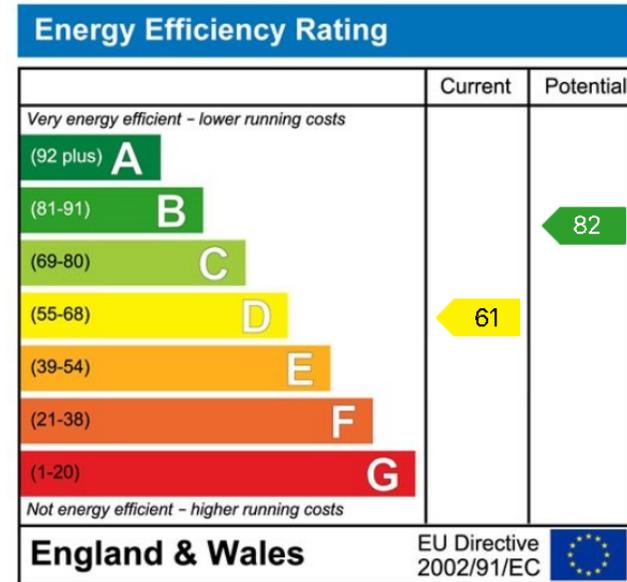
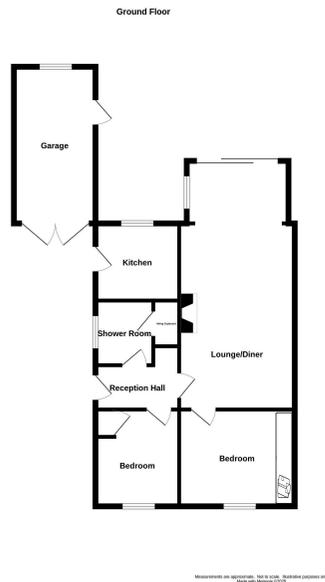
Shower Room - 1.7m x 1.96m (5'7" x 6'5")

Garage - 4.98m x 2.46m (16'4" x 8'1")





- LINKED DETACHED BUNGALOW
- EXTENDED
- SHOWER ROOM
- BLOCK PAVED DRIVEWAY
- NO UPWARD CHAIN
- TWO DOUBLE BEDROOMS
- LOUNGE WITH DINING AREA
- MODERN FITTED KITCHEN
- GARAGE
- CUL DE SAC



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