



Leighwood Drive with views to Tickenham & Clevedon

Nailsea

£475,000

Tenure: Freehold

Property Type: Semi Detached House

Bedrooms: 4 | **Bathrooms:** 2 | **Receptions:** 2

A 4 bedroom semi detached home with rural views and an exceptional garden that potentially includes space for a building plot to the side. This spacious 4 bedroom family house is set in an extraordinarily large level west facing garden with rural views and is available without any onward chain delays. While already extended the property offers tremendous potential for further enlargement or even possibly the addition of a second property in the garden to the side, subject to planning permission. The existing accommodation is extensive with two reception rooms, a kitchen breakfast room, a utility room, a cloakroom and a large part integral garage. The first floor living space comprises 4 well balanced bedrooms, a family bathroom and an ensuite shower area that could be altered to create a full ensuite shower room if required. The entrance hall opens to both reception rooms with the 25' (7.63m) living room enjoying a double aspect with an outlook to the front and r...

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The entrance hall opens to both reception rooms with the 25' (7.63m) living room enjoying a double aspect with an outlook to the front and rear with open farmland beyond.

The dining room leads in turn to a bright, airy triple aspect kitchen breakfast room that again overlooks the rear garden and offers a range of fitted cupboards together with space for informal dining. The kitchen has French doors leading out to the patio and garden and there is access to the utility room with fitted kitchen units, a sink unit and a door to the side.





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Returning to the hall a staircase rises to the landing on the first floor and a further door opens to the cloakroom – WC that has a window to the front.

The bedrooms are well proportioned with three having fitted wardrobes and the principal bedroom having a recessed shower and basin.

Outside:

The gardens are a particular feature of the house being exceptionally large both at the

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