



Ermin Street, Blunsdon, SN26 8AA

£650,000
(Subject to Contract)

Hanley's

Ermin Street Blunston SN26 8AA

An impressive detached home set on a generous plot offering extensive gardens and ample parking to the side and rear. The property has been thoughtfully extended to provide spacious and versatile accommodation throughout which comprises: A welcoming entrance hall leading to a study/ground-floor bedroom, modern shower room, dining room with stairs rising to the first floor, and a comfortable living room featuring a wood-burning stove. To the rear, a bright family room with bi-fold doors opens directly onto the garden, and a re-fitted kitchen completes the ground floor. To the first floor the landing gives access to a superb main bedroom with its own balcony and en-suite shower room. Bedroom two also benefits from an en-suite, in addition to a family bathroom and two further well-proportioned bedrooms. Outside to the front, there is gravelled parking with gated side access leading to the attractive rear garden, mainly laid to lawn with a variety of trees, shrubs, a large patio area, and a vegetable plot. A substantial gravelled parking area extends to the detached double garage, equipped with power and light and offering excellent potential for a home office or studio (STPP).



4 Bath / Shower Rooms



4 Bedrooms



4 Receptions

EPC: C73

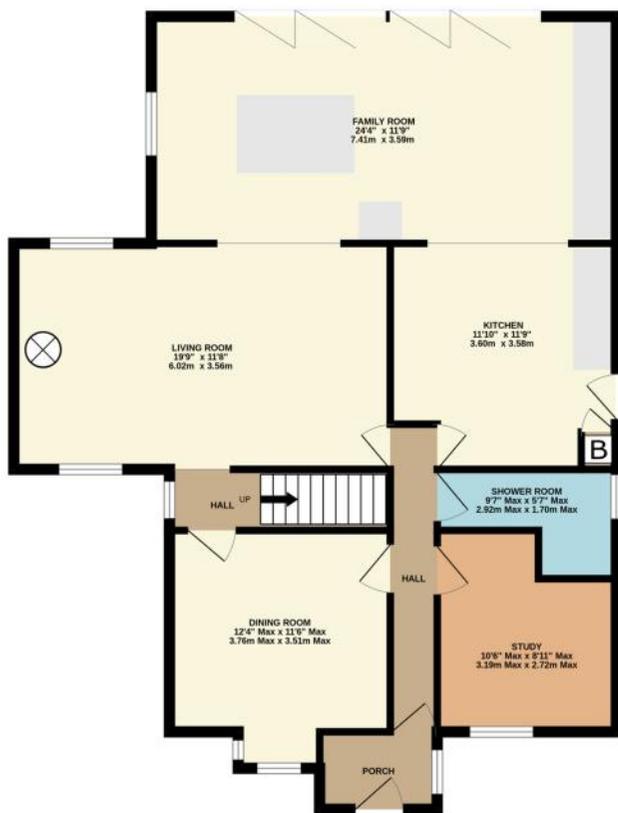
Council Tax Band: D

Tenure: Freehold



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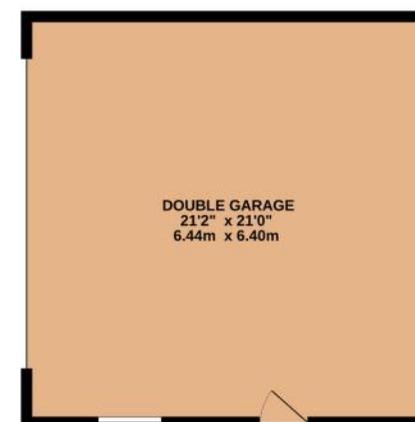
GROUND FLOOR
1008 sq.ft. (93.6 sq.m.) approx.



1ST FLOOR
696 sq.ft. (64.6 sq.m.) approx.



DOUBLE GARAGE
445 sq.ft. (41.4 sq.m.) approx.



TOTAL FLOOR AREA : 2148 sq.ft. (199.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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