



**Connells**

Grosvenor Road  
Stalbridge Sturminster Newton



## Property Description

Spacious four bedroom semi-detached house new to the market. This property is one not to be missed with spacious living space on the ground floor including three reception rooms, kitchen, bathroom and WC on the ground floor. Upstairs are four double bedrooms and family bathroom. Outside the property benefits from a garage with parking in front and a large gardens to the front and rear.

### Entrance Hall

Double glazed door to the front and stairs to the first floor.

### Lounge

Double glazed window to the front, gas fire with a back boiler and a radiator.

### Second Reception Room

Double glazed window to the front, radiator and a television aerial socket.

### Kitchen

Double glazed window to the rear, fitted kitchen with wall and base units, work surfaces, space for a fridge/freezer, plumbing for a washing machine, space for a tumble dryer, stainless steel sink and drainer and a gas cooker point.

### Dining Room

Double glazed window to the rear, open to the kitchen, two storage cupboards and a radiator.

### Downstairs Bathroom

Double glazed window to the rear, bath with mixer taps and a shower attachment and a wash hand basin.

## Cloakroom

Double glazed window to the rear and a WC.

## Landing

Access to the loft.

## Bedroom One

Double glazed window to the front, single wardrobe and a radiator.

## Bedroom Two

Two double glazed windows to the front, airing cupboard housing the hot water tank, cupboard over the stairs, television aerial socket and a radiator.

## Bedroom Three

Double glazed window to the rear, single wardrobe, television aerial socket and a radiator.

## Bedroom Four

Double glazed window to the rear, television aerial socket and a radiator.

## Bathroom

Double glazed window to the rear, corner bath, separate shower cubicle, WC, wash hand basin, extractor fan and a radiator.

## Garage

Up and over door, vaulted ceiling, storage in the roof, power and lighting.

## Parking

Off street parking in front of the garage.

## Front Garden

To the front there is a large garden mainly laid to lawn with a path leading to the front door.

## Rear Garden

The rear garden is laid to mainly gravel and patio for ease of maintenance with a timber shed, potting shed, flower beds and an L shaped pond.

## Shed

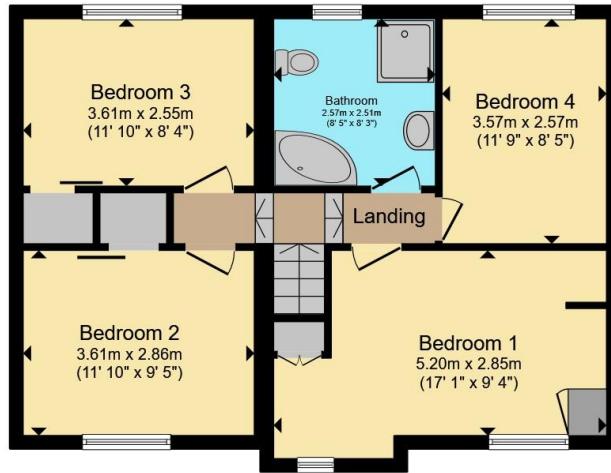
8' x 6' 1" ( 2.44m x 1.85m )

Power and lighting.









Total floor area 123.0 m<sup>2</sup> (1,324 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

Connells

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EPC Rating: D    Council Tax  
 Band: B

Tenure: Freehold

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