



Merlin Close, Moreton-In-Marsh





We're pleased to bring to the market, this beautifully presented five bedroom detached house, offered for sale with no onward chain and situated in a peaceful gated, cul-de-sac location.

This wonderful home enjoys a secluded feel, with an abundance of greenery creating a tranquil atmosphere throughout. Inside, the spacious layout is ideal for modern family living, featuring a generous reception area, a well-appointed kitchen and a practical utility room. Each of the five bedrooms is well-proportioned, providing ample space for both family members and guests.

Two generous gardens add to the feeling of calm that this property offers, with a west-facing front and an east-facing back, providing all day sunlight. The back garden is laid mostly to lawn with the addition of a patio area, ideal for outdoor dining.

This property boasts a double garage offering secure parking with additional storage and a driveway with ample parking for 4 cars. There is also planning permission, offering potential for further development  
Ref: 25/03604/FUL.

Conveniently positioned near local amenities and train links to London, this home is perfectly placed for commuters and families alike. With its combination of flexible living space, attractive interiors and a sought-after location, this detached house represents a rare opportunity for those seeking comfort, convenience and future potential. Early viewing is highly recommended to fully appreciate all that this exceptional property has to offer.

EPC: C

Council Tax Band: E

Tenure: Freehold





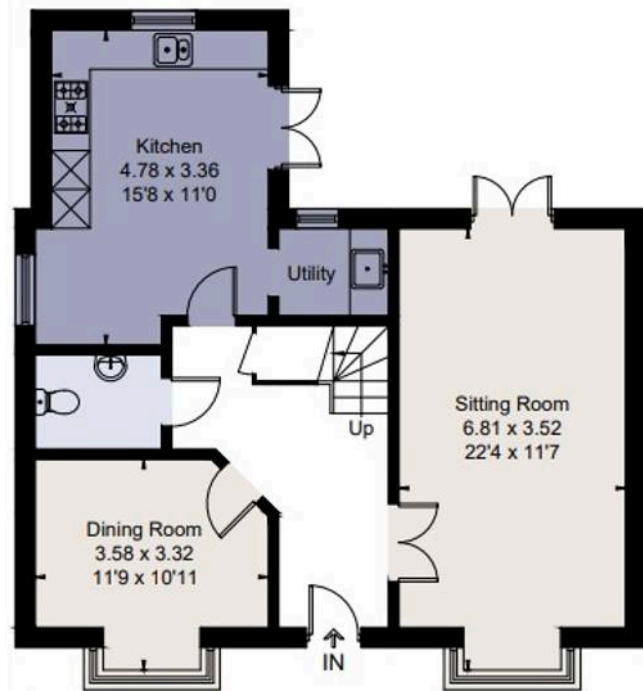




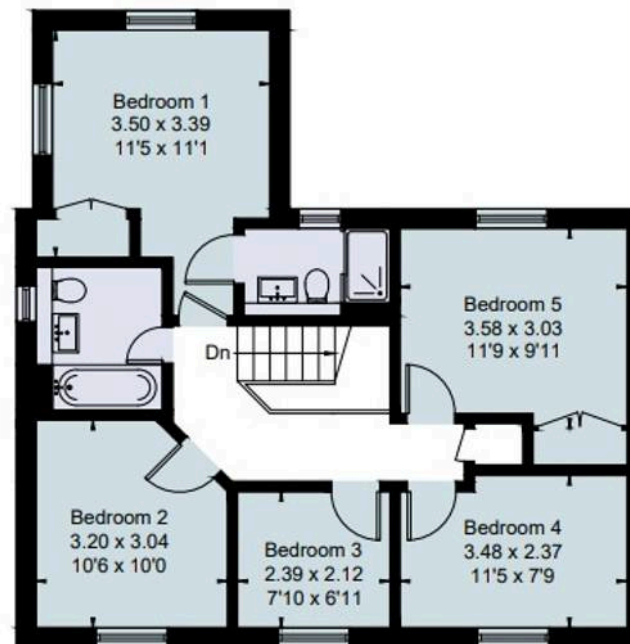
Approximate Floor Area = 134.7 sq m / 1450 sq ft

Garage = 33.3 sq m / 358 sq ft

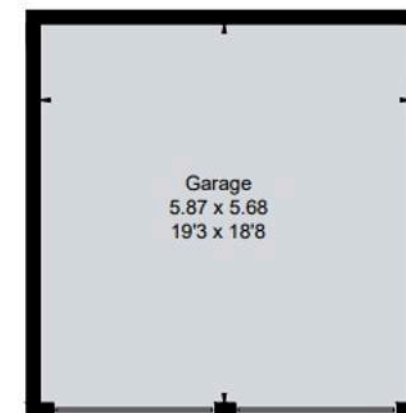
Total = 168.0 sq m / 1808 sq ft



Ground Floor



First Floor



(Not Shown In Actual  
Location / Orientation)



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.

All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #81758

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