







# Pine View

Common Lane, Lach Dennis

An exceptional 5-bed, 3-bath family home in immaculate condition with open views. 2,000 sq. ft. of space incl. 2 receptions, study, and modern kitchen diner, utility room. Landscaped gardens, ample parking, double garage. Ideal for families seeking quality living in a semi-rural setting.

Council Tax band: G

Tenure: Freehold

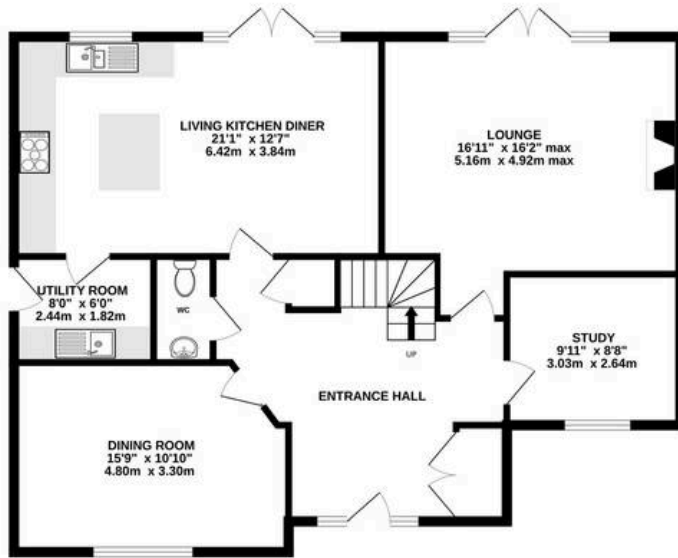
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- An exceptional family home of five bedrooms and three bathrooms built to a high standard in 2018 and immaculately kept
- Brilliant plot with open views to the front and the rear while just a short journey from a selection of nearby towns and villages, and other amenities like excellent schools
- Well-balanced across both floors the accommodation reaches around 2000 square feet and includes two reception rooms, a study and a family kitchen
- Beautifully landscaped plot with ample parking, a double garage and a landscaped rear garden with BBQ & dining areas, plus an allotment section
- A popular residential position enjoying a semi-rural feel and outlook whilst being conveniently positioned for daily family life



GROUND FLOOR  
1027 sq.ft. (95.5 sq.m.) approx.



1ST FLOOR  
965 sq.ft. (89.6 sq.m.) approx.



2ND FLOOR  
299 sq.ft. (27.7 sq.m.) approx.



TOTAL FLOOR AREA : 2291 sq.ft. (212.8 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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