



3 Bedroom



1 Reception



1 Bathroom

Freehold

Guide Price
£300,000-£310,000



24 Eden Close, Stone Cross, BN24 5EX

*** GUIDE PRICE £300,000 - £310,000***

A 3 bedroom semi detached house forming part of this popular development in Stone Cross that is within easy walking distance of local shops and nearby schools. Benefits include a ground floor cloakroom, spacious lounge, fitted kitchen/breakfast room and garage conversion that provides a useful office/study. Upstairs the house consists of 3 bedrooms and a refitted bathroom. The rear garden is laid to lawn & patio and provides a high level of seclusion. An internal inspection comes highly recommended.

Main Features

- Stone Cross Semi Detached House
- 3 Bedrooms
- Ground Floor Cloakroom
- Spacious Lounge
- Fitted Kitchen/Breakfast Room
- Office/Study (Formerly The Garage)
- Bathroom/WC
- Secluded Rear Garden
- Off Road Parking

Entrance

Door to -

Hallway

Radiator. Wood effect flooring. Stairs to first floor.

Ground Floor Cloakroom

Low level WC. Wash hand basin. Part tiled walls. Radiator. Frosted double glazed window.

Lounge

14'11 x 11'9 (4.55m x 3.58m)

Radiator. Double glazed window. Door to -

Fitted Kitchen/Breakfast Room

14'8 x 9'10 (4.47m x 3.00m)

Range of fitted wall and base units. Worktop with inset single drainer sink unit and mixer tap. Built-in gas hob and electric oven. Extractor cooker hood. Plumbing and space for washing machine. Space for upright fridge/freezer. Part tiled walls. Wall mounted gas boiler. Radiator. Double glazed window. Double glazed French doors to garden. Door to -

Internal Lobby

With power and door to -

Office/Study

11'0 x 7'11 (3.35m x 2.41m)

Inset spotlights. Wood effect flooring. Double glazed window. Door to garden.

Stairs from Ground to First Floor Landing:

Loft access (not inspected). Built-in cupboard with shelving.

Bedroom 1

12'4 x 7'10 (3.76m x 2.39m)

Radiator. Built-in double wardrobe. Double glazed window to rear aspect.

Bedroom 2

10'8 x 8'4 (3.25m x 2.54m)

Radiator. Built-in wardrobe. Double glazed window to front aspect.

Bedroom 3

9'2 x 6'11 (2.79m x 2.11m)

Radiator. Double glazed window to rear aspect.

Bathroom/WC

White suite comprising panelled bath with chrome mixer tap, shower screen and shower over. Low level WC. Vanity unit with inset wash hand basin, chrome mixer tap and drawers below. Tiled floor. Tiled walls. Chrome heated towel rail. Frosted double glazed window.

Outside

The rear garden is laid to lawn & patio and has a high level of seclusion with open fields to the rear.

Parking

There is off road parking in the front of the garage which has been converted into an office/study.

Council Tax Band = D