



1 Oakleigh Grove

- THREE BEDROOM DETACHED BUNGALOW
- BEAUTIFULLY RENOVATED
- GARAGE
- SPACIOUS LIVING SPACE

Offers In Region Of £330,000
EPC Rating '101'





Property Description

DESCRIPTION

A superbly renovated detached bungalow offering a bright and spacious accommodation throughout, situated in a pleasant residential setting with attractive gardens, driveway parking and garage. The property has been modernised to a high standard and comprises a welcoming entry, spacious lounge with a large bay window, contemporary fitted kitchen with integrated appliances and access to the garden, two well-proportioned double bedrooms and a modern shower room fitted with a stylish three-piece suite. In addition, there is a versatile box room which would make an ideal home office, nursery, dressing room or occasional guest bedroom. Externally, the property benefits from a lawned front garden, driveway leading to the garage, and a generous enclosed rear garden with paved seating areas and mature planting, offering a good degree of privacy. Further benefits include an Air Source Heat Pump system (Valiant) providing heating to the property, 12 Solar Panel system, mated to a 9.7kW Battery and Electric Car charging Point, all recently installed by Eon. The Property also benefits from double glazing, a partly boarded loft with loft ladder providing useful



storage space and tasteful décor throughout.

LIVING ROOM

19' 1" x 11' 1" (5.82m x 3.38m) A bright and generously proportioned reception room featuring fresh neutral decor and newly fitted soft grey carpeting, creating a light and contemporary feel throughout. The spacious layout offers ample room for both lounge and dining furniture while the large bay window allows plenty of natural light to fill the space, making it ideal for relaxing and entertaining.



KITCHEN

10' 1" x 9' 0" (3.07m x 2.74m) A stylish and contemporary fitted kitchen finished to a high standard, featuring a range of sleek wall and base units with complementary work surfaces and splashbacks. Integrated appliances include an eye-level oven, gas hob with extractor hood above and ample cupboard and preparation space throughout. The room benefits from modern flooring, neutral decor and excellent natural light from the rear-facing window and external natural light from the rear-facing window and external door providing direct access to the garden. There is also space for informal dining, making it an ideal everyday family kitchen and entertaining space.

MASTER BEDROOM

13' 1" x 11' 1" (3.99m x 3.38m) A spacious and beautifully presented principal bedroom featuring fresh neutral decor and newly fitted soft grey carpeting throughout. The room offers generous proportions with ample space for a king-size bed and additional bedroom furniture, while the large rear-window provides plenty of natural light and pleasant views over the garden, creating a bright and relaxing atmosphere.



SHOWER ROOM

7' 1" x 5' 1" (2.16m x 1.55m) A stylish and contemporary shower room fitted with a modern three-piece suite comprising a walk-in shower enclosure with glazed screens and rainfall shower, WC and vanity hand wash basin with storage beneath. Finished with attractive neutral tiling and complementary flooring, the room also benefits from a frosted window providing natural light and ventilation, creating a bright fresh space.



BEDROOM 2

11' 1" x 8' 1" (3.38m x 2.46m) A well-proportioned second bedroom enjoying a bright and airy feel, with a large window overlooking the rear garden allowing plenty of natural light. Finished in neutral decor with soft fitted carpeting, the room offers ample space for bedroom furniture and would also lend itself well as a guest room.



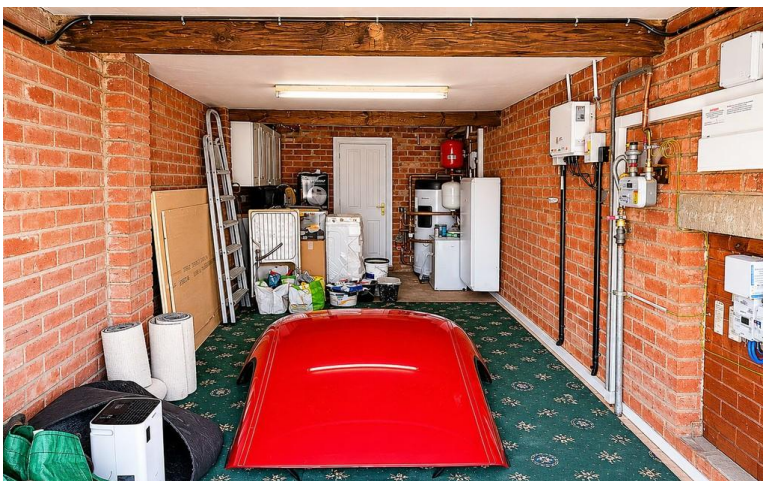
BOX ROOM/STUDY

7' 1" x 6' 1" (2.16m x 1.85m) A versatile box room, currently presented as a home office/study, ideal for modern living and flexible use. The room benefits from neutral decor, fitted carpeting and natural light, making it well suited as a nursery, dressing room, hobby space or compact single bedroom.

EXTERIOR

Occupying a generous plot, this attractive detached bungalow benefits from well-maintained gardens to both the front and rear, offering excellent outdoor space and a high degree of privacy. To the front, there is a lawned garden, driveway providing off-road parking, an electric vehicle charging point, and access to the attached garage.

The enclosed rear garden is mainly laid to lawn with mature trees, shrubs and planted borders, creating a peaceful outdoor setting ideal for relaxing or entertaining. A paved patio and pathway run alongside the property, offering ample space for outdoor seating and easy access around the home.



PURCHASE DETAILS:

Please note that the services & appliances have not been tested & the property is sold on that basis.

Once you are interested in purchasing this property, ideally call in person or telephone this office to discuss your offer, we would suggest that this is done before contacting a bank, building society or solicitor as any delay could result in the property being sold to someone else and any survey and legal fees being unnecessarily incurred.

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Score	Energy rating	Current	Potential
92+	A	101 A	107 A
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		