





£515,000

Situated in a cul de sac location offering easy access to all local amenities this deceptively spacious four bedroom detached family home stands on a good sized plot and benefits include two reception areas, large conservatory, kitchen, downstairs cloakroom, garage and driveway parking and the added benefit of no onward chain.

Property Description

ENTRANCE

Front door to:

ENTRANCE HALL

Stairs rising to first floor, radiator, door to WC.

CLOAKROOM

Double glazed frosted window to front aspect. Wash hand basin, low level WC, radiator.

DINING ROOM

Double glazed window to side aspect. Radiator, opening to kitchen.

LOUNGE

Two double glazed windows to side aspect. Radiator, under stairs storage cupboard.

CONSERVATORY

Double glazed conservatory with door to side, radiator.

KITCHEN

Fitted with a range of base and eye level units with work surface over, single drainer stainless steel sink with mixer tap over, plumbing for washing machine, plumbing for dishwasher, built-in oven and hob with extractor fan over, space for under counter fridge, radiator, door to conservatory.

LANDING

Airing cupboard housing lagged water cylinder, access to loft space, radiator.

BEDROOM ONE

Double glazed window to side aspect. Built-in wardrobes, radiator.

BEDROOM TWO

Double glazed window to rear aspect. Built-in wardrobe, radiator.

BEDROOM THREE

Double glazed window to front aspect. Radiator, built-in wardrobe.

BEDROOM FOUR

Double glazed window to front aspect. Radiator, built-in wardrobe.

BATHROOM

Double glazed frosted window to front aspect. Panelled bath with shower over, low level WC, pedestal wash hand basin, radiator.

OUTSIDE

GARAGE

Up and over door.

REAR GARDEN

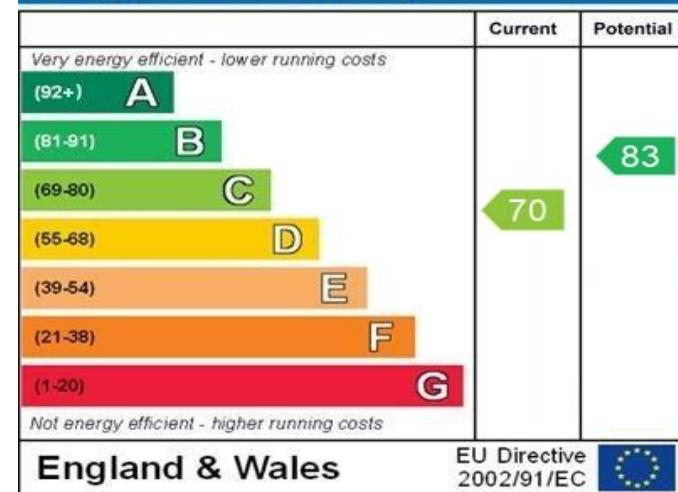
Mainly laid to lawn with patio area to side, flower and shrub beds, side access, outside tap.

FRONT GARDEN

Driveway parking for two cars which leads to the garage, flower and shrub beds.



Energy Efficiency Rating



MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.