



4 Strode Court, Clevedon, BS21 6FR  
£410,000

Steven  
*Smith*



If you are searching for a home which effortlessly combines contemporary styling and elegance, look no further! Built approximately five years ago by Cotswold Homes, this highly appealing townhouse is set over three floors and offers well planned accommodation ideally suited to the growing family. The ground floor comprises of a cosy sitting room/cinema room and the most impressive kitchen/dining room which leads seamlessly through bi fold doors to the deck and gardens beyond. This really is a wonderful entertaining space or simply somewhere for the family to enjoy some time together. On the first floor, a bright and airy lounge with Juliet balcony to the front and an impressive master bedroom suite with balcony to the rear with two further well proportioned bedrooms and a family bathroom on the top floor. Throughout, the presentation is impeccable offering a real sense of luxury. The same attention to detail has been given to the garden which provides areas of composite deck, lawn and a second seating area, ideal for relaxing or child's play. The popular location gives easy access to favoured primary schools, supermarkets, Strode Leisure Centre and picturesque riverbank walks. This is a truly stunning home which must be viewed!

#### **Accommodation (all measurements approximate)**

##### **GROUND FLOOR**

Front door opens to hall with door to inner hall and opening to:

##### **Sitting Room/Home Cinema Room 11' 9" x 10' 7" (3.58m x 3.22m)**

Window to front, understairs cupboard.

##### **Inner Hall**

A lovely space with a feature panelled wall, stairs to first floor.

##### **Cloakroom**

White suite of WC, wall mounted washhand basin, extractor fan.

##### **Kitchen/Diner 16' 0" x 12' 10" (4.87m x 3.91m)**

A simply stunning room. Fitted with a range of high gloss white fronted wall and base units with marble effect working surfaces and splashbacks. Franke satin black sink, five ring SMEG gas hob with matching extractor hood, double electric SMEG oven, integrated appliances to include fridge/freezer, dishwasher and washing machine. Access to the Ideal boiler. Space for a dining table and bi-folding doors connecting the space perfectly with the rear garden.

##### **FIRST FLOOR**

**Landing.** Two storage cupboards and stairs to second floor.

##### **Lounge 16' 0" x 10' 7" (4.87m x 3.22m)**

A light and airy room with french doors opening to a Juliet balcony to front.

##### **Bedroom 1 16' 0" x 12' 9" (4.87m x 3.88m)**

Measurements include a built in wardrobe and the en-suite. French doors opening to a Juliet balcony overlooking the rear garden.

##### **En-Suite**

Beautifully fitted with a three piece white suite of WC, wall mounted washhand basin, corner shower cubicle with Mira Sport electric shower. Partially tiled walls, extractor fan, satin black ladder radiator.

##### **SECOND FLOOR**

**Landing.** Access to loft space via a pull down loft hatch with wooden ladder and the loft is boarded with power and light. Three further cupboards.

##### **Bedroom 2 16' 0" x 10' 8" (4.87m x 3.25m)**

Measurements include two built in wardrobes. Window to front.

##### **Bedroom 3 16'0" x 8'10" max 6'4" min**

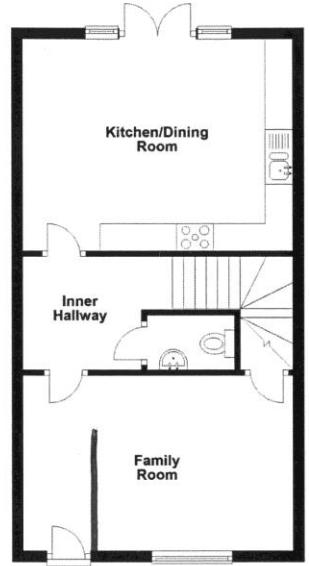
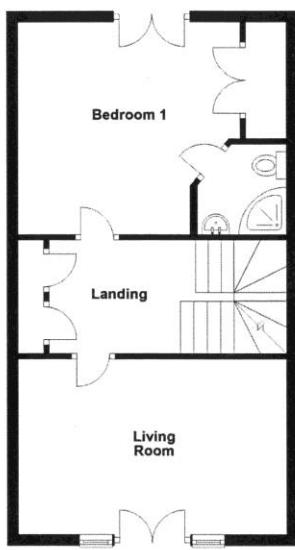
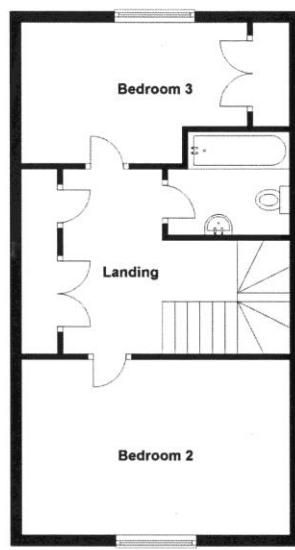
Measurements include a built in wardrobe. Window overlooking the rear gardens and providing a pleasant outlook across Clevedon's roof tops towards Dial Hill Road on Upper Clevedon.

##### **Bathroom**

Three piece white suite of WC, washhand basin, bath with mains shower and glass shower screen door, partially tiled walls, extractor fan, chrome ladder radiator.

##### **OUTSIDE**

From Strode Court a pathway leads to the front door and the front garden is laid to lawn. Opposite the house is a block paved parking area where there is one allocated space for Number 4. Access to the rear garden can be gained via the bi-folding doors from the kitchen/diner or a lockable rear gate. The rear garden has been cleverly landscaped and immediately outside of the property is a raised composite deck which extends via a pathway to the rear of the garden leading to a second seating area. The gardens are bound by predominantly feather-board fencing and at the rear of the garden there is a lockable gate which gives access to the further two allocated parking spaces which are tandem and positioned on the wall is a charging point for an electric car.

**Ground Floor****First Floor****Second Floor**

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Plan produced using PlanUp.



Town House



Freehold



3



Garden



2



D



2

**EPC**

B



Heating



Parking



#### Health & Safety Statement

We would like to bring to your attention the potential risks of viewing a property that you do not know. Please take care as we cannot be responsible for accidents that take place during a viewing.

#### Please Note

Items shown in photographs are not included unless specifically mentioned within the sales particular, they may be available by separate negotiation. Any services, heating systems, appliances or installations referred to in these particulars have not been tested and no guarantee can be given that these are in working order. The photographs have been taken using a wide angle lens.

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