





Prepare to be impressed by this exceptional family home, offering spacious rooms throughout and beautifully maintained interiors. Tucked away in a peaceful location, it boasts a private, enclosed garden and plenty of parking. The generous sitting room flows seamlessly into the dining room and conservatory, perfect for entertaining. The well-designed kitchen is complemented by a utility room and a study on the ground floor. With 4 large bedrooms, including an en suite, plus a family bathroom, this home has everything you need. Schedule a viewing today to truly appreciate the space and comfort this property offers.

Entrance Hall

8' 6" x 4' 0" (2.59m x 1.22m)

Bright welcoming entrance with a window to side, stairs leading to first floor and radiator.

Study

9' 11" x 7' 10" (3.01m x 2.39m)

Good size room with window to front and radiator.

Sitting Room

17' 3" x 15' 9" (5.27m x 4.8m)

Spacious room with bay window to the front offering natural light. Log burner and doors opening to the dining room and kitchen. Radiator

Dining Room

8' 11" x 8' 6" (2.72m x 2.59m)

Good size room opening into the conservatory making it a great entertaining space. Radiator.

Conservatory

8' 1" x 7' 10" (2.46m x 2.39m)

Lovely room with views over the garden and French doors leading to the patio seating area. Radiator.

Kitchen

14' 8" x 8' 6" (4.47m x 2.59m)

Modern kitchen with matching wall and base cupboard and drawer units with ample worktop over. Inset sink, drainer and built in breakfast bar. A gas hob and eye level integrated oven and microwave. Window to rear and access door to garden.

Utility Room

7' 10" x 7' 3" (2.4m x 2.2m)

Matching wall and base cupboard and drawers with work top over. Plumbing for washing machine and tumble dryer, space for American style fridge freezer. Window to side and boiler

Cloakroom

4' 8" x 4' 1" (1.42m x 1.24m)

Suite comprising of WC and wash basin, window to side and heated towel rail.

Landing

9' 5" x 2' 10" (2.86m x 0.86m)

Airing cupboard and loft access.

Bedroom 1

14' 8" x 12' 10" (4.47m x 3.9m)

Lovely presented room with a bay window to front offering lots of natural light. Mirror fitted double wardrobe. Radiator.

En-suite

6' 2" x 4' 5" (1.89m x 1.35m)

Stylish suite with a vanity WC and wash basin unit. Corner shower cubicle with Mermaid board and electric shower head over. Heated towel rail window to side

Bedroom 2

12' 3" x 8' 1" (3.74m x 2.46m)

Double room with fitted wardrobe, window to front and radiator.

Bedroom 3

11' 10" x 9' 4" (3.61m x 2.84m)

Good size room with mirrored fitted wardrobes, window to rear and radiator.

Bedroom 4

9' 11" x 7' 11" (3.01m x 2.42m)

Good size room with window to rear and radiator.

Bathroom

8' 9" x 6' 5" (2.67m x 1.96m)

Modern suite with vanity unit with WC and wash basin. P'shape bath with Mermaid board surround and electric shower head over. window to rear and heated towel rail.

Outside

Front Garden

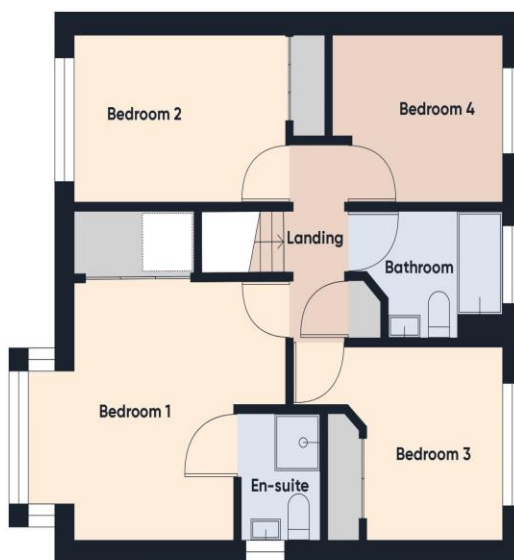
Large block paved front and driveway offering ample parking. Established tree set in decorative stone.

Rear Garden

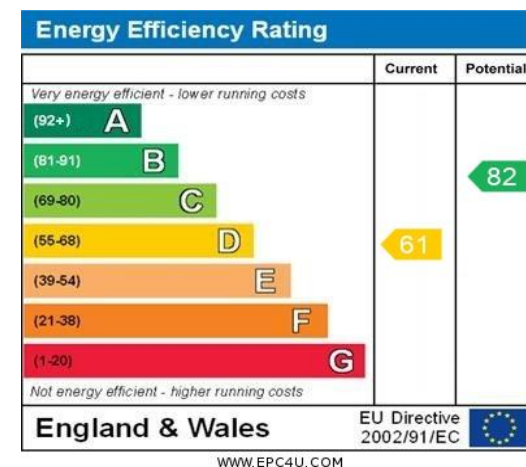
Well-maintained enclosed garden laid mostly to lawn with a patio seating area. Surrounding the lawn is blocked paved trim with mature trees and shrub borders offering seclusion. A gated access to the rear and storage shed.



Ground Floor



Floor 1



Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.