



25 Charter Avenue, MARKET DEEPING PE6 8GF

£318,000



*** CLOSE TO AMENITIES *** This four bedroom detached home is well presented. Comprising entrance hall, cloakroom, kitchen / diner, utility room and spacious lounge to the ground floor. There are four bedrooms, one with ensuite, and a modern family bathroom to the first floor. Gardens front and rear and a single garage. EPC Energy Rating C, Council Tax Band D.

ENTRANCE HALL

Stairs to first floor accommodation, radiator.

CLOAKROOM

Two piece suite comprising corner sink with tiled splashback and WC. Radiator.

LOUNGE

20' 3" x 10' 8" (6.17m x 3.25m) (Approx) UPVC windows to front, French doors into garden. Two radiators. Laminate flooring.

KITCHEN/DINER

20' 3" x 11' 3" (6.17m x 3.43m) (Approx) Fitted with a range of eye level and base units with worktops over, oven, gas hob and extractor over, space for tumble dryer, space and plumbing for dishwasher. Stainless steel sink with drainer and mixer tap over. Understair cupboard, radiator. UPVC windows to front and rear.

UTILITY ROOM

Door to rear, base unit with worktop over, plumbing and space for washing machine. Stainless steel sink with drainer. Boiler, radiator.

GALLERIED LANDING

BEDROOM ONE

11' 3" including wardrobe x 11' 0" (3.43m x 3.35m) (Approx) UPVC window to rear, built-in double fronted wardrobes, radiator.

EN-SUITE

Three piece suite comprising shower cubicle, hand basin and WC. UPVC window to rear, part tiled, radiator.

BEDROOM TWO

11' 3" x 8' 2" (3.43m x 2.49m) (Approx) UPVC window to rear, radiator. Loft access.

BEDROOM THREE

8' 8" max x 8' 2" max (2.64m x 2.49m) (Approx) UPVC window to front.

BEDROOM FOUR

10' 8" max, 7' 6" min x 8' 7" (3.25m x 2.62m) (Approx) UPVC window to front, radiator.

BATHROOM

Fitted with a three piece suite comprising bath, wash hand basin and WC. Part tiled. UPVC double glazed window to front.

OUTSIDE

To the front, a path leads to the front door. Mature shrubs to the side. Gravel area and drive to garage.

To the rear, the garden has a gravelled area and patio area and is enclosed by timber fencing, gated to the side. Outside tap.

GARAGE

Up and over door. Light and power.

AGENT NOTE

The floor plan is for illustrative purposes only. Fixtures and fittings do not represent the current state of the property. Not to scale and is meant as a guide only.

