

4 Bedroom(s), Detached House, Freehold

Cavalier Court, Woodfield Plantation.



- 3D Virtual Tour Available
- Kitchen Diner
- Ground Floor W/C
- Front and Rear Gardens
- Popular Location

- Spacious Detached Family Home
- Three Reception Rooms
- Four Bedrooms En Suite to Two
- Driveway Allowing for Multiple Cars to Park
- No Chain

£305,000
Reduced

Book your viewing today Tel: 01302 247754

Owner's View

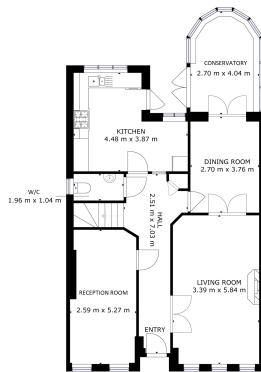
3D Virtual Tour Available- Take a closer, more detailed look around via our 3D Virtual Tour! Don't forget that you can also check availability for viewings online via a visit to our website...

This property sits on one of the best plots on the estate, benefitting from ample amounts of space to park cars. The property itself is spacious and ready to move into. Close by is a local primary school, a set of small convenience shops, motorway links and much much more.

<https://www.thepropertyhive.co.uk/property-for-sale/details/26867835>

Ground Floor

Floor Plan



FLOOR 1

GROSS INTERNAL AREA
FLOOR 1: 105.17 m² FLOOR 2: 4.88 m²
TOTAL: 110.05 m²

SIZES AND DIMENSIONS GIVEN BY ARCHITECT. ACTUAL DIMS MAY VARY.



Kitchen Diner



Lounge





Dining Room



Third Reception Room



Conservatory

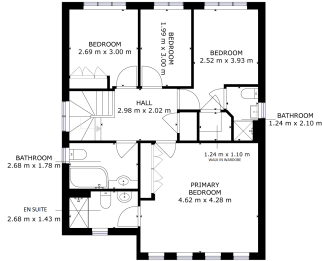


Ground Floor W/C



First Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1: 86.17 m² FLOOR 2: 68.86 m²
TOTAL: 154 m²



Second Bedroom



En Suite



Master Bedroom



Third Bedroom



En Suite



Fourth Bedroom





Family Bathroom



External

Front Aspect



Rear Garden



Property Information

Council Tax Band - D

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter - Yes

Average Annual Electricity Bills -

Average Annual Gas Bills -

Average Monthly Water Bills - £25

Tenure - Freehold

Solar Panels - No

Space Heating System - Gas Boiler with radiators (Combi)

Approximate Heating System Installation Date -2014

Water Heating System - Gas combi boiler

Approximate Water Heating Installation Date - 2014

Boiler Location - First Floor

Approximate Electrical System Installation Date - 2014

Approximate Electrical System Test Date - 6 Months ago

Fires/Heaters - None

Permanent Loft Ladder - Yes

Loft Insulation - Yes

Loft Boarded out - Yes

Whilst every effort is made to ensure that the information contained in these particulars is reliable, they do not constitute or form part of an offer or any contract. The Property Hive accept no liability for the accuracy of the contents, and therefore they should be independently verified by prospective buyers or tenants before agreeing an offer. All measurements provided are approximate and should be verified before exchange of contracts. No appliances, fixtures or fittings have been tested and should be checked by the buyer before exchange of contracts to ensure they are in good working order.

Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		84
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	