

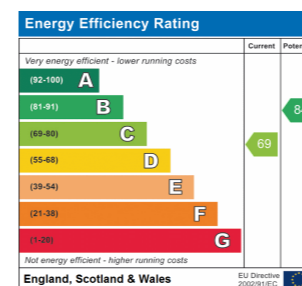


Haweswater, Stukeley Meadows PE29 6TW

Guide Price £329,995



- Beazer Homes Built Detached Home
- Three Bedrooms
- En Suite To Principal Bedroom
- Kitchen/Dining Room
- Garaging And Gardens
- Desirable Estate Location
- No Chain And Immediate Vacant Possession



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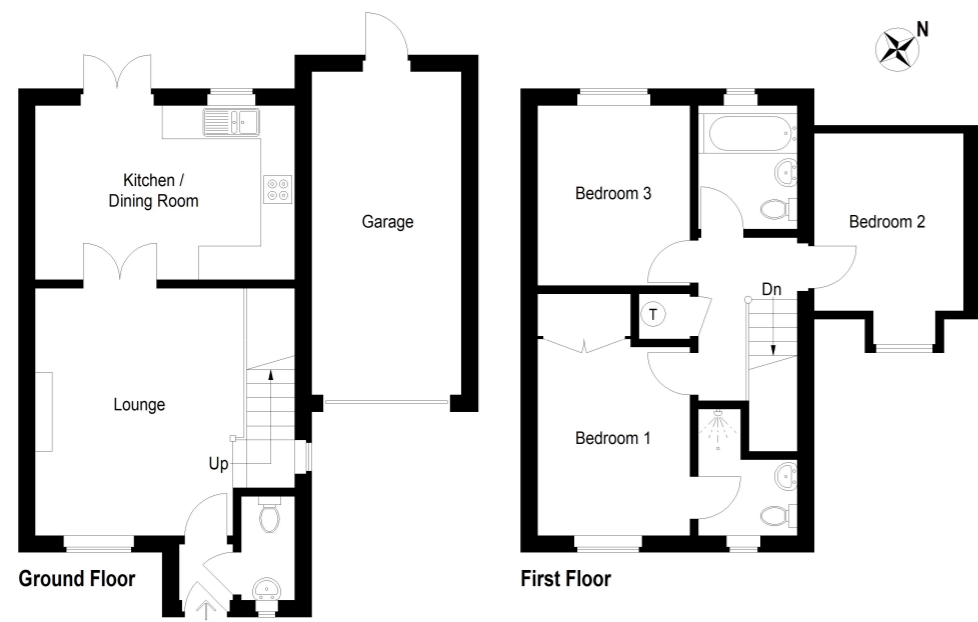
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Approximate Gross Internal Area = 83.1 sq m / 895 sq ft  
(Excluding Garage)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1000896)  
Housepix Ltd



## UPVC Double Glazed Front Door To

### Entrance Hall

Coving to ceiling.

### Cloakroom

Fitted in a two piece suite comprising low level WC, wall mounted wash hand basin, half height ceramic tiling, double panel radiator, fuse box and master switch, UPVC window to front aspect, composite flooring.

### Sitting Room

15' 1" x 13' 9" (4.60m x 4.19m)

A double aspect room with UPVC windows to front and side aspects, stairs to first floor with under stairs recess, two radiators, coving to ceiling, wall light points, central feature fireplace with inset electric coal effect fire with moulded timber surround, glazed internal double doors access

### Kitchen/Dining Room

15' 0" x 9' 9" (4.57m x 2.97m)

UPVC window and UPVC French doors to garden aspect, double panel radiator, fitted in a range of base and wall mounted cabinets with complementing work surfaces and tiling, single drainer one and a half bowl stainless steel sink unit with mixer tap, appliance spaces, electric and gas cooker points, vinyl floor covering.

### First Floor Galleried Landing

Airing cupboard housing hot water cylinder and shelving.

### Principal Bedroom

11' 8" x 9' 0" (3.56m x 2.74m)

UPVC window to front aspect, single panel radiator, wardrobe range with hanging and shelving, TV point.

### En Suite Shower Room

7' 4" x 6' 0" (2.24m x 1.83m)

Fitted in a three piece suite comprising low level WC, pedestal wash hand basin with tiling, shaver light point, curtained shower enclosure with independent shower unit fitted over, UPVC window to front aspect, vinyl flooring.

### Bedroom 2

10' 6" x 9' 1" (3.20m x 2.77m)

UPVC window to rear aspect, single panel radiator.

### Bedroom 3

8' 5" x 7' 8" (2.57m x 2.34m)

UPVC window to front aspect, radiator

### Family Bathroom

7' 6" x 5' 10" (2.29m x 1.78m)

UPVC window to rear aspect, fitted in a range of sanitary ware comprising low level WC, pedestal wash hand basin, panel bath with shower screen and hand mixer shower, shaver light point, vinyl flooring, single panel radiator.

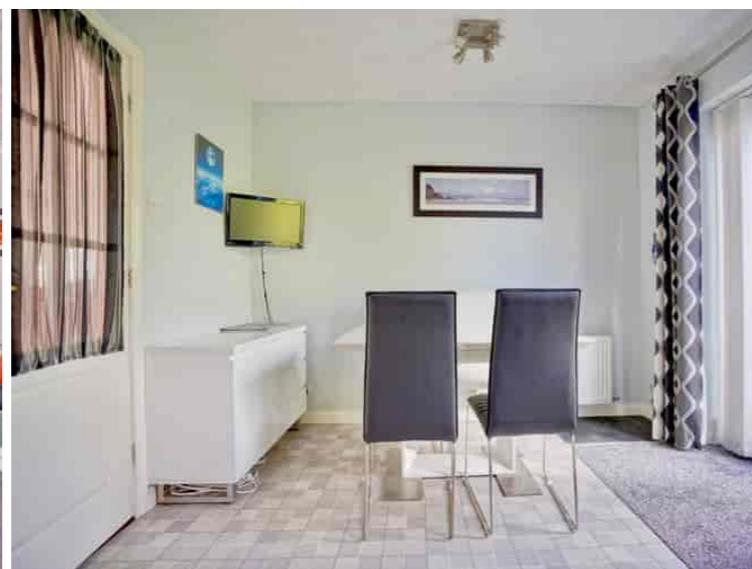
### Outside

The front garden is primarily lawned with a driveway sufficient for one large vehicle accessing the **Single Garage** measuring 19' 0" x 8' 11" (5.79m x 2.72m) with single up and over door, power, lighting and private door to the rear and housing wall mounted gas fired central heating boiler serving hot water system and radiators. The rear garden measures approximately 32' 10" x 32' 10" (10.01m x 10.01m) with an extensive paved terrace, areas of lawn, outside tap and lighting, gated access to the front, a selection of ornamental shrubs, timber shed and heavily screened offering a good degree of privacy

### Tenure

Freehold

Council Tax Band - D



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