

£570,000
Freehold



THOMAS CONNOLLY
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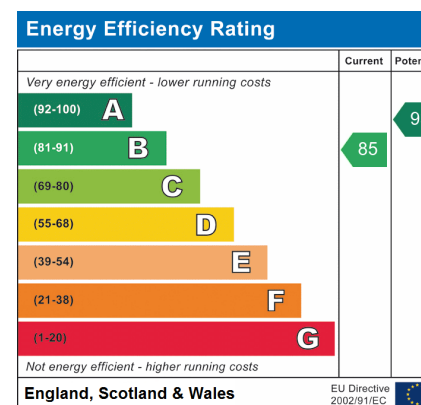


Summary of Property

Thomas Connolly Estate Agents are delighted to present this five bedroom detached property situated in the sought after location of Newton Leys, which offers close proximity to local schools and the Newton Leys District Centre offering shops and amenities including an Asda. This property is also a short walk from Willow Lake Park.

The accommodation in brief comprises; ground floor - entrance hall, open plan kitchen/dining room, utility/downstairs cloakroom, sitting room and a study. The first floor offers three bedrooms, dressing room and en-suite shower room to the master bedroom and a family bathroom off the landing. The second floor boasts a further two bedrooms and a shower room. This property also benefits from front and rear gardens, a single garage and driveway parking for two cars.

Please contact us for more information or to confirm your viewing appointment.



Room Descriptions

GROUND FLOOR

ENTRANCE HALL

KITCHEN DINER

26' 5" x 10' 7" (8.05m x 3.23m)

UTILITY ROOM/ DOWNSTAIRS CLOAKROOM

7' 10" x 5' 5" (2.39m x 1.65m)

SITTING ROOM

14' 11" x 11' 8" (4.55m x 3.56m)

STUDY

8' 2" x 7' 10" (2.49m x 2.39m)

FIRST FLOOR

BEDROOM ONE

18' 9" x 11' 0" (5.71m x 3.35m)

DRESSING ROOM TO BEDROOM ONE

6' 9" x 6' 1" (2.06m x 1.85m)

EN-SUITE SHOWER ROOM

9' 4" x 5' 9" (2.84m x 1.75m)

BEDROOM FOUR WITH WARDROBES

9' 10" x 8' 0" (3.00m x 2.44m)

BEDROOM FIVE

11' 5" x 9' 6" (3.48m x 2.90m)

FAMILY BATHROOM

6' 3" x 6' 10" (1.91m x 2.08m)

SECOND FLOOR

BEDROOM TWO

15' 7" x 11' 0" (4.75m x 3.35m)

BEDROOM THREE

15' 6" x 11' 8" (4.72m x 3.56m)

FAMILY SHOWER ROOM

EXTERIOR

FRONT AND REAR GARDENS

SINGLE GARAGE AND DRIVEWAY PARKING FOR TWO CARS

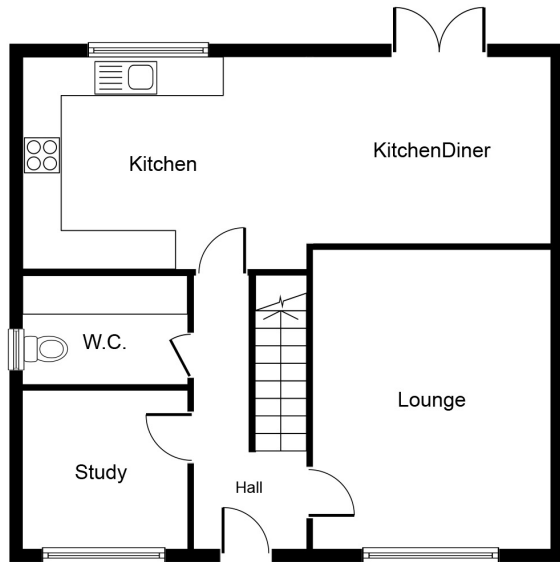
PLEASE NOTE

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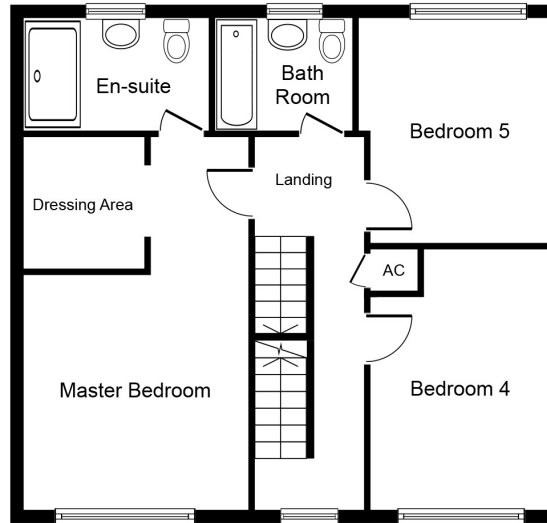


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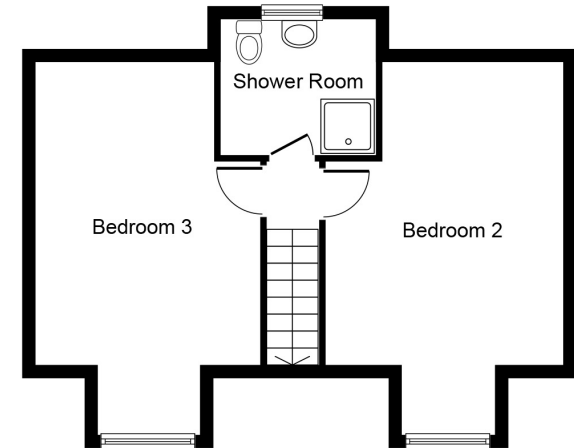
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Ground Floor



First Floor



Second Floor

Approx. Gross Internal Floor Area 1,824 sq. ft. (169.4 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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