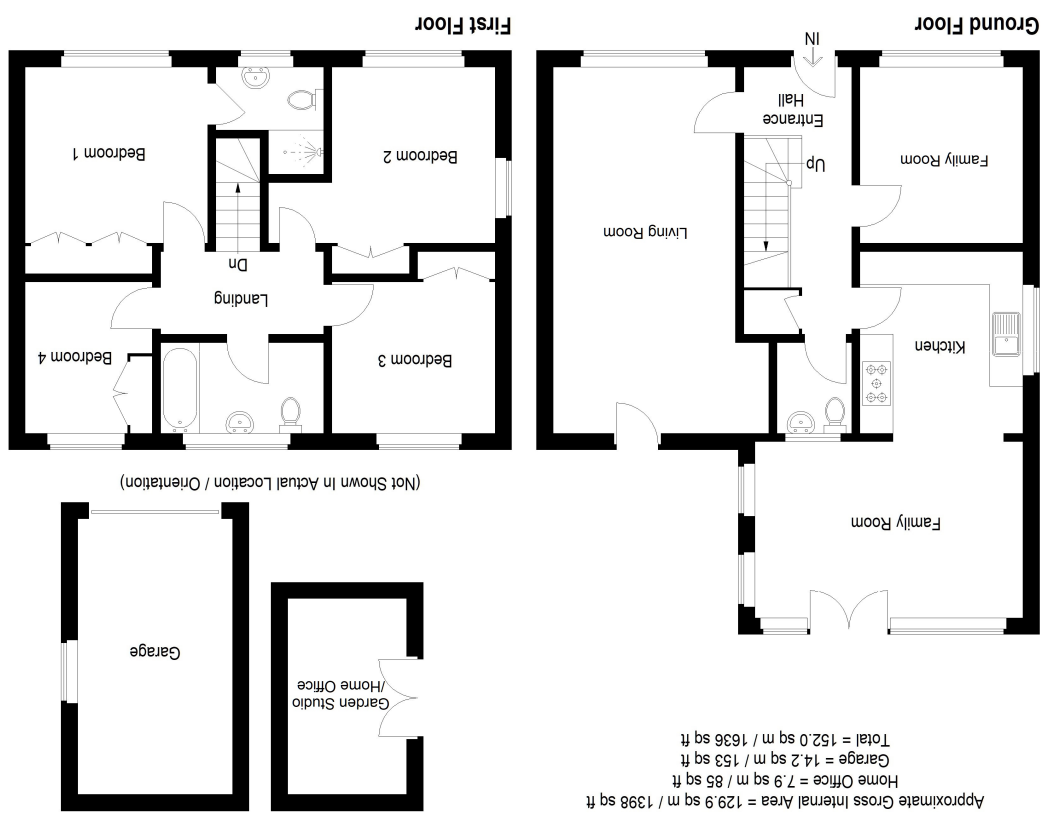


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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID989809)
 Housepix Ltd



- Detached Family Home
- Two Reception Rooms
- Generous Rear Garden
- Garage And Off Road Parking
- Non Estate Location

- Four Bedrooms
- Conservatory And Family Room
- Garden Studio/Home Office
- Backing On To Fields



Panel Door To

Reception Hall

Coving to ceiling, radiator, under stairs storage recess, stairs to first floor, under stairs storage cupboard, two double glazed windows to front aspect, timber flooring.

Cloakroom

Window to rear aspect, fitted in a two piece suite comprising low level WC, wash hand basin, radiator, tiled flooring, coving to ceiling.

Living Room

21' 9" x 10' 7" (6.63m x 3.23m)

A double aspect room with double glazed window to front and two double glazed windows to rear aspect, UPVC double glazed door to rear, coving to ceiling, two radiators, central feature coal effect gas fire.

Family Room

10' 6" x 9' 8" (3.20m x 2.95m)

Double glazed window to front aspect, coving to ceiling, radiator, timber flooring.

Kitchen

10' 10" x 9' 7" (3.30m x 2.92m)

Double glazed window to side aspect, coving to ceiling, recessed downlighters, fitted in a range of base, drawer and wall mounted units with complementing work surfaces and tiled surrounds, stainless steel single drainer one and a half bowl sink unit with mixer tap, space and plumbing for dishwasher, space and plumbing for washing machine, gas hob with cooker hood over, electric oven, space for fridge freezer, concealed central heating boiler, tiled flooring, opening to

Conservatory/Family Room

14' 6" x 9' 7" (4.42m x 2.92m)

Double glazed windows overlooking garden, UPVC double glazed French doors to rear aspect, wall mounted electric heater, ceiling fan, radiator, timber flooring.

First Floor Landing

Access to partially boarded loft space with ladder and lighting, coving to ceiling.

Bedroom 1

10' 9" x 10' 3" (3.28m x 3.12m)

A double aspect room with double glazed windows to front and side aspects, coving to ceiling, radiator, range of wardrobes with hanging and shelving.

En Suite Shower Room

Double glazed window to front aspect, radiator, plumbing for low level WC, wash hand basin and shower cubicle, (to be fitted by the buyers).

Bedroom 2

10' 3" x 9' 7" (3.12m x 2.92m)

A double aspect room with windows to front and side aspects, coving to ceiling, double built in wardrobe, radiator.

Bedroom 3

9' 9" x 9' 1" (2.97m x 2.77m)

Double glazed window to rear aspect, coving to ceiling, radiator, airing cupboard.

Bedroom 4

9' 0" x 7' 7" (2.74m x 2.31m)

Double glazed window to rear aspect, coving to ceiling, radiator, built in wardrobe with hanging and shelving.

Family Bathroom

Double glazed window to rear aspect, re-fitted in a three piece suite comprising low level WC with concealed cistern, vanity wash hand basin, 'P' shaped panel bath with shower unit over, shower screen, complementing tiling, tiled flooring, heated towel rail, recessed down lighters.

Outside

To the front a mature hedge provides a high degree of privacy with outside tap and lighting and a gravel driveway providing off road parking for several vehicles. Two side gates lead to the rear garden. The **Single Garage** with up and over door, power, lighting and window to side aspect. The rear garden has a **Garden Studio/Home Office** measuring 11' 6" x 7' 0" (3.51m x 2.13m) with twin glazed doors, two windows to front and window to side, power, lighting and insulated, patio area housing hot tub, outside tap and lighting, laid to lawn with mature trees, two garden sheds and enclosed by panel fencing.

Tenure

Freehold

Council Tax Band - E

