

Willow Close, St Georges, Weston-Super-Mare, Somerset. BS22
7XF

£500,000 Freehold

FOR SALE



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PROPERTY DESCRIPTION

HOUSE FOX PRESENTS.....A BEAUTIFUL DETACHED HOUSE BUILT BY FISHER & DEAN.....This bespoke home was built in 2020 by the renowned local builders Fisher & Dean, the house is finished to a top quality and is set in the sought after village of St.Georges, with the refurbished and popular Woolpack public house/restaurant/deli within a few minutes walk.

The house offers spacious accommodation and comprises hallway, nice size lounge, cloakroom, utility room, a fantastic kitchen/diner with bi-folds onto the garden, 4 double bedrooms, luxury bathroom with bath and separate shower cubicle, en-suite shower room, plus gas central heating, double glazing, solar panels, garage (which has been part converted) and a delightful rear garden

So if you're looking for a modern individual home with an amazing kitchen/diner for entertaining, then look no further, and give House Fox estate agents a call today

FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Individual detached home
- 4 double bedrooms
- Stunning kitchen/diner with bi-fold doors
- Luxury bathroom
- Utility room
- Delightful rear garden
- En-suite shower room
- Solar panels
- EPC-B



ROOM DESCRIPTIONS

Main front door to the hallway:

Hallway:

Cupboard, stairs to the first floor, doors to utility, lounge, cloakroom and kitchen/diner

Cloakroom:

Low level WC, wash hand basin, radiator.

Lounge:

14' 4" x 13' 5" (4.37m x 4.09m) Radiator, double glazed window

Kitchen/diner:

29' 4" x 14' 2" MAX (8.94m x 4.32m) WOW, what an amazing room for entertaining.....Sink unit, a range of modern floor and wall units, two ovens, induction hob, integrated dishwasher, fridge, freezer, breakfast bar, spotlights, 2 radiators, bi-fold doors to the garden

Utility room:

8' 0" x 7' 7" (2.44m x 2.31m) Plumbing for washing machine, sink unit, space for tumble dryer, door to the converted garage

First floor landing:

Loft access, feature light

Bedroom 1:

15' 10" MAX x 13' 4" MAX (4.83m x 4.06m) Double glazed window, radiator, built in wardrobes, door to the en-suite

En-suite shower room:

Shower cubicle, wash hand basin, WC, double glazed window, heated towel rail, spotlights

Bedroom 2:

15' 2" MAX x 9' 10" (4.62m x 3.00m) Radiator, double glazed window

Bedroom 3:

13' 3" x 11' 4" (4.04m x 3.45m) Double glazed window, radiator,

Bedroom 4:

13' 5" x 12' 2" (4.09m x 3.71m) Radiator, double glazed window, cupboard

Luxury bathroom:

Bath, separate shower cubicle, wash hand basin, WC, double glazed window, heated towel rail, spotlights

Garage & Parking

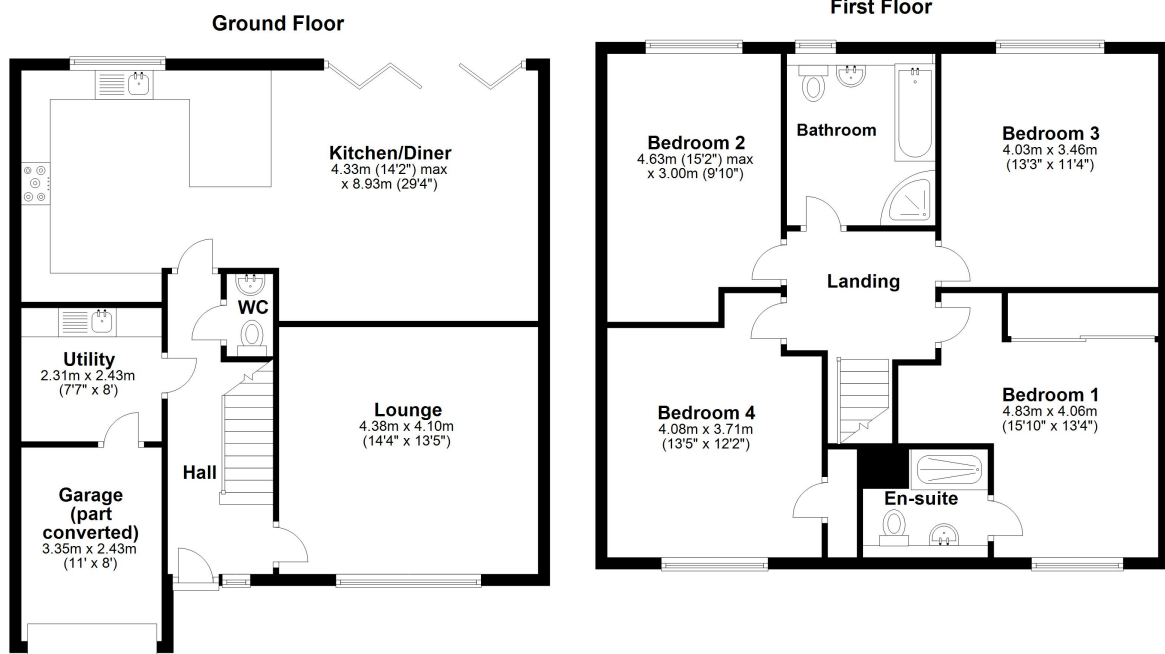
The driveway provides parking for 2 cars and leads to the GARAGE 11ft x 8ft (the garage has been converted, to now form the utility room and a good size storage area, with light and power)

Rear garden:

The garden has a raised decked area, an area of lawn, mature plants, trees, shrubs and flowers



FLOORPLAN & EPC



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100)	A	90	90
(81-91)	B		
(69-80)	C		
(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	