



Total Area: 98.5 m<sup>2</sup> ... 1060 ft<sup>2</sup>  
All measurements are approximate and for display purposes only



**Dinmore, Bovingdon**

**£550,000**

An opportunity to acquire an extended four bedroom semi detached house with a large southerly facing rear garden located in a quiet cul de sac within a short walk to the village High Street. The accommodation comprises of entrance hallway, sitting room/dining room, kitchen, family room, on the first floor there are four bedrooms, three of which are double bedrooms and a family bathroom. There is potential to extend on the side of the property and to convert the loft space. There is a garage and an allocated parking space located opposite the property. Bovingdon village benefits from an A\* Ofsted outstanding primary academy, a selection of shops, restaurants and doctors and dentists.

## Ground Floor

### Porch

Double glazed front door to:

### Entrance Hall

Stairs leading to first floor, under stairs storage, doors leading to:

### Sitting/Dining Room

A double aspect room with French doors leading to the rear garden, bay window to front, chimney breast with feature gas fire, two radiators, TV point.

### Kitchen

Window overlooking the rear garden, a gloss white kitchen with granite effect work surfaces, integrated oven and microwave, 4 ring gas hob, integrated dishwasher, plumbing and space for dishwasher, white porcelain sink with chrome mixer taps, door

leading to

### Family Room

A double aspect room with sliding patio doors leading to the rear garden, double glazed windows to front, radiator, TV point.

### First Floor

#### Landing

Loft hatch with ladder, doors leading to

#### Bedroom One

Feature bay window to front, a range of fitted wardrobes, radiator.

#### Bedroom Two

A double aspect room with two double built in wardrobes, radiator.

#### Bedroom Three

Window to the rear, airing cupboard house boiler and hot water cylinder and built in cupboard radiator

## Bedroom Four

Window to the front, built in wardrobe.

## Bathroom

A white bathroom suite with chrome fittings, comprising of a panelled bath, pedestal wash hand basin, close coupled WC, corner shower cubicle with curved glazed door, wall mounted Mira shower mixer, partly tiled walls.

## Outside

### Rear and side garden

Mainly laid to lawn, Indian sandstone paved patio area, a southerly aspect surrounded by mature hedging and shrub borders, there is a large lawn area to the front of the property.

### Parking and Garage

Located opposite the front of the property is a garage and an allocated

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