

Shadow Walk, Elborough, Weston-Super-Mare, Somerset.

BS24 8PH

£400,000 Freehold

FOR SALE



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## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS Situated in the highly sought-after Elborough Village, this detached family home offers spacious living, a double garage, and is available with no onward chain.

The property features a hallway, a generous dual aspect 20ft living room with double doors onto the garden, a separate dining room perfect for entertaining, and a well-appointed kitchen with direct access to the garden. Additional conveniences on the ground floor include a cloakroom. Upstairs, there are four bedrooms, including a primary bedroom with an en-suite shower room, alongside a family bathroom.

The home benefits from gas central heating, double glazing throughout, a detached double garage and two off-road spaces. This charming property offers the perfect blend of comfort and practicality in a peaceful semi-rural setting.

So if you're needing 4 bedrooms, want a double garage, and like to be in a semi-rural spot, call House Fox Estate Agents today

## FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Detached home
- 4 bedrooms
- Double garage & driveway parking
- No onward chain
- 20ft Living room with doors onto the garden
- Separate dining room
- 2 bathrooms and a cloakroom
- Semi-rural location
- EPC-C



## ROOM DESCRIPTIONS

### **Main front door to the hallway:**

### **Hallway:**

Stairs to the first floor, radiator, doors to the cloakroom, living room, dining room, kitchen

### **Cloakroom:**

WC, wash hand basin, radiator

### **Living room:**

6.22m x 3.25m (20' 5" x 10' 8") Dual aspect, double glazed window to the front, central gas fire with surround, radiator, double glazed double doors to the garden

### **Dining room:**

3.41m x 2.67m (11' 2" x 8' 9") Double glazed window, radiator

### **Kitchen:**

4.52m x 2.65m (14' 10" x 8' 8") Sink unit, floor and wall units, integrated fridge/freezer and dishwasher, built in oven and hob, double glazed window, boiler (fitted January 2023), radiator, composite rear door to the garden (fitted March 2023)

### **First floor landing:**

Access to the loft (loft ladder), airing cupboard

### **Bedroom 1:**

3.36m x 3.26m (11' 0" x 10' 8") Radiator, double glazed window, door to the en-suite

### **En-suite:**

Vanity wash hand basin, WC, shower cubicle, radiator, double glazed window

### **Bedroom 2:**

2.87m x 2.85m (9' 5" x 9' 4") Radiator, double glazed window

### **Bedroom 3:**

2.70m x 2.49m (8' 10" x 8' 2") Radiator, double glazed window

### **Bedroom 4:**

3.30m x 2.18m (10' 10" x 7' 2") Radiator, double glazed window

### **Bathroom:**

Bath, wash hand basin, WC, double glazed window, radiator

### **Rear garden:**

A South Westerly facing garden with central pathway to the rear gate giving access to the double garage and parking. 2 lawn areas, stone chippings area, flower borders

### **Double garage and parking:**

5.36m x 5.18m (17' 7" x 17' 0") To the rear of the house is the DOUBLE GARAGE AND PARKING with newly fitted electric roller doors, the garage has light and power







# FLOORPLAN & EPC

