



GREGORY BROWN
RESIDENTIAL SALES & LETTINGS

£565,000
FOR SALE



Stuart Way, Staines-upon-Thames, Surrey. TW18 1EP

VERY WELL PRESENTED AND SPACIOUS FOUR BEDROOM PROPERTY SITUATED AT THE END OF THIS NO-THROUGH ROAD IDEALLY LOCATED FOR TOWN CENTRE, LOCAL SHOPS & SCHOOLS. The property benefits from a spacious lounge, dining room, sitting room, modern fitted kitchen with separate utility, study, four well proportioned bedrooms, modern white bathroom suite, secluded rear garden and off-street parking. Viewings Highly Recommended!

Gregory Brown

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ROOM DESCRIPTIONS

Covered Porch

With UPVC double glazed door leading to:

Entrance Hall

Light point, stairs to first floor. Door to:

Downstairs W.C/Shower Room

Rear aspect UPVC double glazed window, low level W.C, wash hand basin, shower unit, heated towel rail, light point, tiled floor and walls.

Lounge

Rear aspect UPVC double glazed French doors to Garden, side aspect UPVC double glazed window, light and power points, TV point, double radiator, recessed downlighters, wood-style laminate flooring.



Dining Room

Light and power points, single radiator.



Sitting Room

Front aspect UPVC double glazed window, light and power points, single radiator.

Study

Rear aspect UPVC double glazed door to Garden, light and power points, double radiator, recessed downlighters.



Kitchen

Front aspect UPVC double glazed Bay window, roll edged worktops, sink drainer unit, space for Range-style cooker and fridge/freezer. Integrated dishwasher, wood-style laminate flooring, recessed downlighters.



Utility Room

Space for washing machine and dryer, wall mounted gas boiler, space for fridge/freezer.

First Floor

Landing

Light point, access to loft space and doors to:

ROOM DESCRIPTIONS

Bedroom 1

Front aspect UPVC double glazed window, light and power points, single radiator, built-in wardrobes.



Bedroom 2

Front aspect UPVC double glazed window, light and power points, single radiator, wood-style laminate flooring.



Bedroom 3

Rear aspect UPVC double glazed window, single radiator, light and power points, recessed downlighters, wood-style laminate flooring.



Bedroom 4/Dressing Room

Rear aspect UPVC double galzed window, light and power points, single radiator, range of built-in wardrobes.

Bathroom

Rear aspect UPVC double glazed frosted window, panel enclosed bath, pedestal wash hand basin, low level W.C., heated towel rail, tiled walls and floor, light point.



Outside

Front Garden

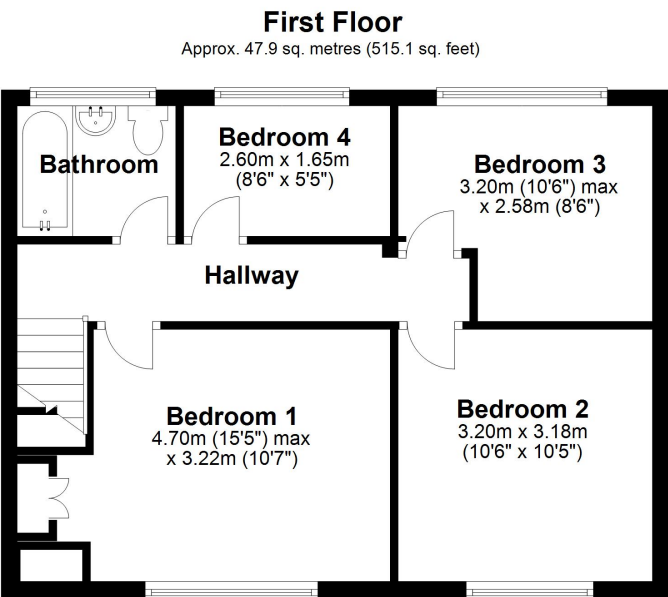
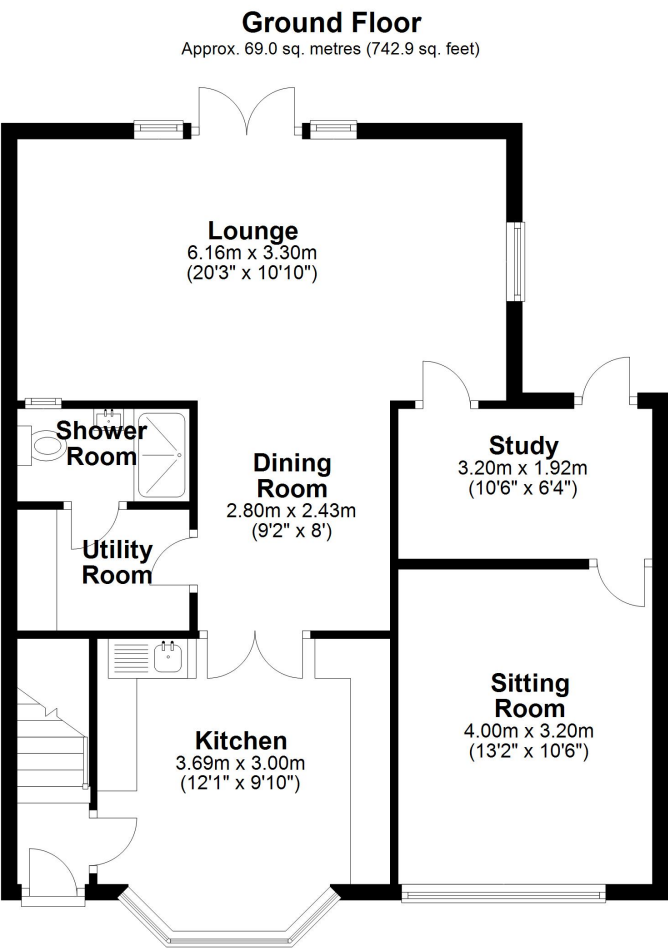
Mainly laid to block paving providing off-street parking, raised flower bed.

Rear Garden

Paved patio area nearest to house, mainly laid to lawn with shrub borders, hardstanding for timber shed. Outside light, power and tap.



FLOORPLAN



Total area: approx. 116.9 sq. metres (1258.0 sq. feet)