



Bakehouse Croft, Everton, Sandy, Bedfordshire. SG19 2FN





3 Bedroom Semi-Detached House Offers Over £400,000 Freehold

* Rare to the market! * This stunning home, built in 2021, is on a large corner plot with open countryside views! It features a beautiful kitchen with integrated Neff appliances and quartz worktops, three large double bedrooms with en-suite to master and the potential to extend (STPP).

- Large corner plot
- Chain free
- Built in 2021
- Modern kitchen with quartz worktops
- En-suite to master
- Potential to extend (STPP)
- Underfloor heating
- Countryside views
- Annual service charge approx £200
- EPC rating B. Council tax band D



Ground Floor

Entrance Hall:

Composite front door. Stairs to first floor. Cloakroom. Storage cupboard. Doors to kitchen and living/dining room. Luxury wood effect flooring. Underfloor heating.

Kitchen:

Abt. 12' 10" x 9' 6" (3.91m x 2.90m) Matching gloss wall and base units with quartz worktops over. Integrated Neff eye level double oven, electric hob, full size dishwasher and fridge/freezer. Inset stainless steel sink with mixer tap over. Upvc double glazed window over the sink. Extractor hood. Luxury wood effect flooring. Double doors into living/dining room. Spotlights. Underfloor heating.

Living/Dining Room:

Abt. 16' 5" x 17' 3" (5.00m x 5.26m) Carpet flooring. Underfloor heating. Upvc double glazed French doors into garden. Upvc double glazed window.

Cloakroom:

Handwash basin. Low level wc. Luxury wood effect flooring. Extractor fan.

First Floor

Master Bedroom:

Abt. 10' 4" x 9' 2" (3.15m x 2.79m) Carpet flooring. Radiator. UPVC double glazed window. Door to ensuite;

En-Suite:

Luxury wood effect flooring. Vanity hand wash basin with tiled splashback. Low level wc. Shower cubicle, tiled wall to ceiling. Upvc obscured double glazed window. Extractor fan. Heated towel rail.

Bedroom Two:

Abt. 11' 5" x 9' 10" (3.48m x 3.00m) Carpet flooring. Radiator. Upvc double glazed window.

Bedroom Three:

Abt. 11' 5" x 7' 0" (3.48m x 2.13m) Carpet flooring. Radiator. Upvc double glazed window.

Family Bathroom:

Luxury wood effect flooring. Vanity hand wash basin with tiled splashback. Low level wc. Bath with shower over, tiled wall to ceiling. Skylight. Extractor fan. Heated towel rail.

Outside

Gardens:

Fully enclosed rear garden with open countryside views. Approx. 55ft x 61ft, mostly laid to lawn with patio area. Storage shed. Gated side access. Block paved driveway to the front for two cars with additional grass verge.

Location:

This beautiful home is situated on a private cul-de-sac of only 6 houses in the quaint village of Everton. Everton benefits from the popular Thornton Arms public house and Everton Heath primary school which is rated outstanding by Ofsted. Everton is surrounded by serene woodland and the Greensand Ridge Walk is a popular trail for walkers.

This quiet village has excellent road links to the A1 nearby and is just 2.5 miles from Sandy town centre. Sandy offers a range of shops, restaurants, supermarkets, doctors, dentists, leisure facilities, and Sandy mainline train station, with trains to London Kings Cross in approximately 50 minutes.

The historic market town of Potton is also just 2 miles away, where you will find particular favourites for locals such as The Coach House inn and O'Sarracino Italian restaurant.

Agents Note:

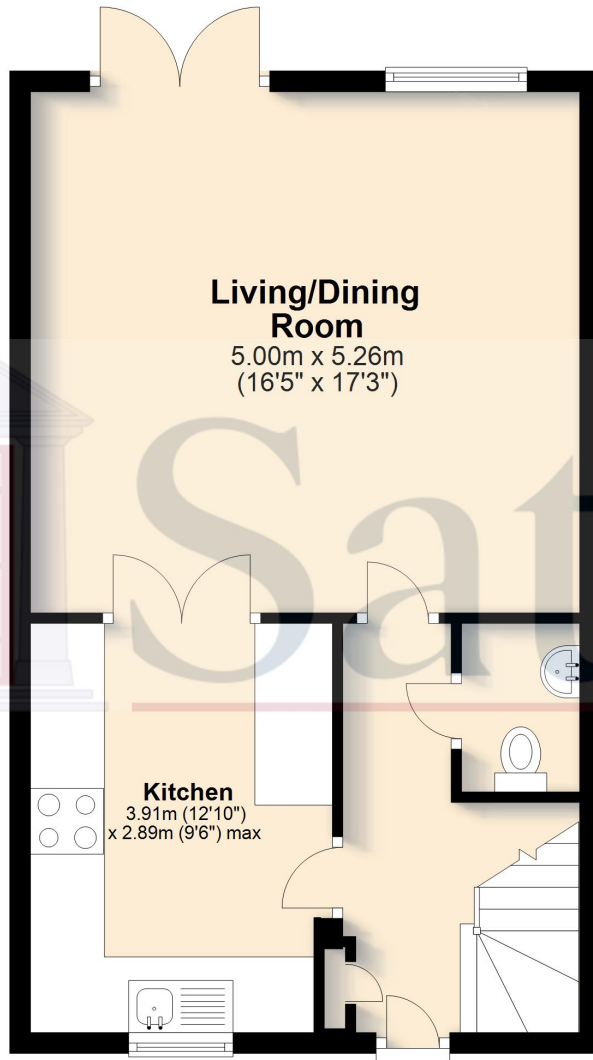
Draft particulars yet to be approved by the vendor and maybe subject to change.



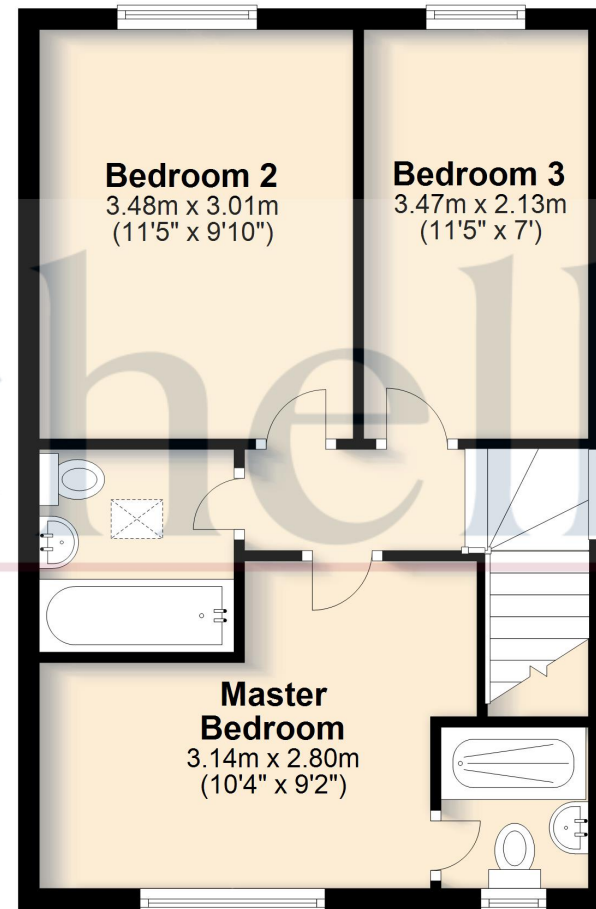
These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we feel fairly describes it but before arranging a viewing or deciding to buy, should there be anything specific you would like to know about the property please enquire. Satchells have not tested any of the appliances or carried out any form of survey and advise you to carry out your own investigations on the state, condition, structure, services, title, tenure, and council tax band of the property. Some images may have been enhanced and the contents shown may not be included in the sale. Satchells routinely refer to 3rd party services for which we receive an income from their fee. If you would like us to refer you to one of these services please ask one of our staff who will pass your details on. We advise you check the availability of the property on the day of your viewing.



Ground Floor



First Floor



For illustrative purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.