

1 Juniper Place, Wick St.Lawrence, Weston-Super-Mare,
Somerset. BS22 9XD

£495,000 Freehold

FOR SALE



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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS ... This spacious and well presented modern detached house is set back in a quiet cul de sac position in the sought after Wick St. Lawrence and offers 5 bedrooms, great sized living room, kitchen diner across the rear, and a private rear garden. The property is approached via the driveway parking to the front which has a lawned garden next to it leading to a covered storm porch to the entrance hall which has stairs to the first floor and a cloakroom of WC and wash basin. The living room is to the front of the property and is a great size with a squared bay-window with french doors to the front garden and double doors out to the 26' kitchen diner to the rear. The kitchen offers a range of wall and base units with worktops over, halogen hob with extractor hood over and electric oven under, spaces for dishwasher, washing machine and fridge freezer, wine cooler, inset stainless steel sink/drainers with a glass top and then french doors out to the rear decking and garden. From the kitchen a door leads to the converted garage which is now a large study or could even be bedroom 6 if required. Upstairs there are 5 bedrooms with the master bedroom having an en suite of WC, wash basin and shower and bed 2 having a large 'walk in' wardrobe. The family bathroom is also a white suite and offers a WC, wash basin and a claw-foot bath with shower over and a glass screen. Outside to the front is the driveway parking for 2 with a hedge bordering the left side which privatises the front lawned garden which has a chipping seating area off the living room. The front garden could even be decreased in size to give more parking if required. To the rear the private garden is also laid mainly to lawn with mature borders and a decking area with lighting off the kitchen diner for table and chairs. The decking continues around to the side leading to a large timber garden shed and there are outside taps to the front and rear gardens.

FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Detached House
- Five bedrooms, master with en suite
- Large kitchen diner with doors to garden
- Driveway parking to front
- Front and rear gardens
- Cul de Sac Location
- Downstairs Cloakroom
- Offered in great decorative order
- EPC - C



ROOM DESCRIPTIONS

Main front door to the hallway

Entrance Hall

Stairs to first floor, radiator

Cloakroom:

Wash hand basin, low level WC, radiator

Living Room

17' 1" x 13' 6" (5.21m x 4.11m) Radiator; Upvc double glazed window and french doors to front garden and seating area

Kitchen Diner

26' 5" x 9' 4" (8.05m x 2.84m) Radiator; Upvc double glazed window and french doors to rear garden; range of wall and base units with worktops over, halogen hob with extractor hood over and electric oven under, spaces for dishwasher, washing machine and fridge freezer, inset stainless steel sink/drainers with a glass top

Study / Bed 6

18' 7" x 8' 3" (5.66m x 2.51m) Radiator; Upvc double glazed window to front

First floor landing:

Bedroom 1

13' 8" x 9' 6" (4.17m x 2.90m) Radiator; Upvc double glazed window to front; door to en suite

En Suite to Bed 1

Towel Radiator; Upvc double glazed window to side; white suite of WC, wash basin and shower

Bedroom 2

10' 10" x 8' 9" (3.30m x 2.67m) Radiator; Upvc double glazed window to front; door to walk in cupboard

Bedroom 3

10' 9" x 9' 1" (3.28m x 2.77m) Radiator; Upvc double glazed window to rear

Bedroom 4

11' 9" max x 7' 0" max (3.58m x 2.13m) L-shaped room ; Radiator; Upvc double glazed window to rear

Bedroom 5

9' 2" x 6' 5" (2.79m x 1.96m) Radiator; Upvc double glazed window to front; built in cupboard

Bathroom

Towel Radiator; Upvc double glazed window to rear; white suite of WC, wash basin and a claw-foot bath with shower over and a glass screen.

Outside

FRONT - Outside to the front is the driveway parking for 2 with a hedge bordering the left side which privatises the front lawn garden which has a chipping seating area off the living room. The front garden could even be decreased in size to give more parking if required.

REAR - To the rear the private garden is also laid mainly to lawn with mature borders and a decking area off the kitchen diner for table and chairs. The decking continues around to the side leading to a large timber garden shed.



FLOORPLAN & EPC

