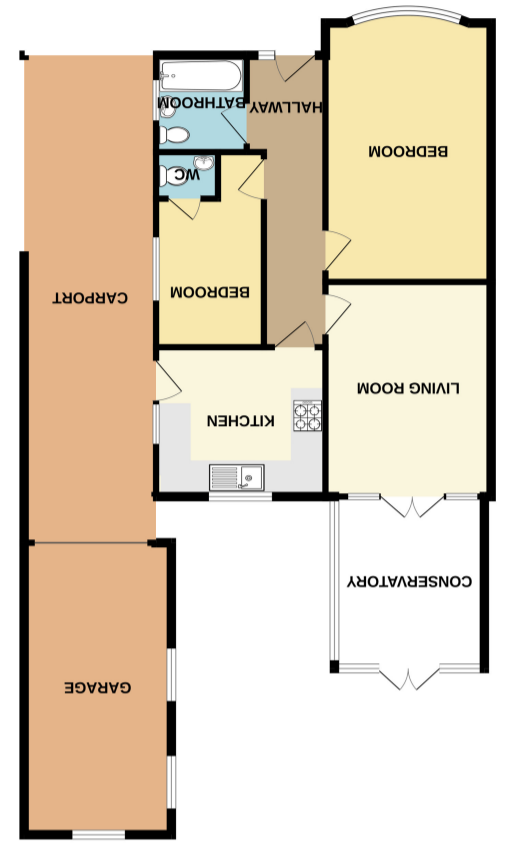
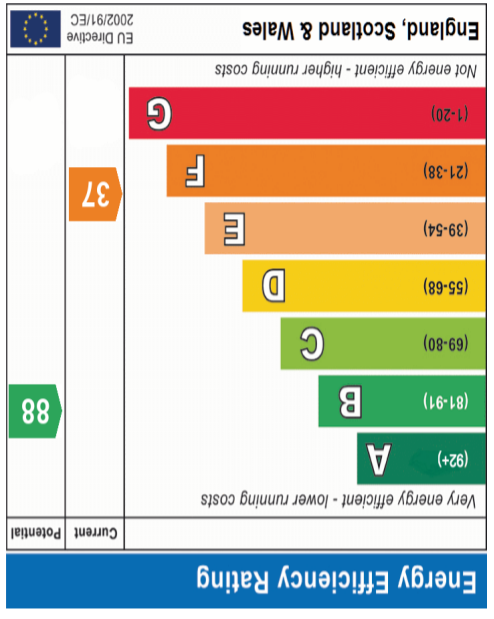


Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They are not part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact. If the property has been extended, or altered, we may not have seen evidence of planning consent or building regulation approval, although we will have made enquiries about these matters with the Vendor.



TOTAL FLOOR AREA: 1127 sq ft (104.7 sq m) approx.

GROUND FLOOR: 1127 sq ft (104.7 sq m) approx.





BRIEF DESCRIPTION

Elliott and Smith welcome you to view this charming 2-Bed Bungalow situated in a pretty and quiet residential area. An immaculately presented, warm and welcoming property, boasting: 24FT SUMMERHOUSE WITH SWIMMING POOL; WESTERLY FACING, BEAUTIFULLY MAINTAINED GARDEN; MULTI-VEHICLE DRIVEWAY; CONSERVATORY; MODERN KITCHEN AND BATHROOM; SPACIOUS DOUBLE BEDROOM; SINGLE BEDROOM WITH EN SUITE WC. Excellently located close to all amenities and transport links.

PROPERTY FRONTAGE

An attractive property front; Multi-Vehicle Crazy-Paved Driveway; Side Access Double Gates to Carport, leading to Garage and Rear Garden.

HALLWAY

19' 3" x 3' 10" (5.87m x 1.17m) Tapers to 3' 0" Light, Bright, and Welcoming Hallway, with doors leading to: Bedrooms, Bathroom, Living Room, and Kitchen. Loft Ladder to Fully Insulated and Partly Boarded Loft. The boiler is housed in the loft space, installed in 2015 and serviced annually.

LIVING ROOM & CONSERVATORY

LIVING ROOM 13' 6" x 10' 4" (4.11m x 3.15m)
CONSERVATORY 10' 9" x 10' 9" (3.28m x 3.28m)

A lovely flow from the living room into the conservatory bringing you a spacious living area and dining with gorgeous rear garden views. Added to the property, this conservatory was built in 2017 and offers an abundance of natural light throughout. Vertical blinds to windows and French doors plus shades to windows above.

KITCHEN

10' 9" x 9' 4" (3.28m x 2.84m) Spacious and Modern Kitchen with Breakfast Area. Ample Wall and Base Units with Under-Cabinet Ambient Lighting. Space and Plumbing for Washing Machine and Dishwasher. Roll Top Worktops; Mixer Tap to Stainless Steel Sink; Tiled Splashbacks. Plenty of Natural Light benefiting from Windows to Side and Rear Aspect; Door to Side Access.



BEDROOM ONE

17' 5" x 10' 6" (5.31m x 3.20m) Huge double bedroom to front aspect. Plenty of space for your bedroom suite and boasts: Four Double Fitted Robes.

BEDROOM TWO

12' 4" tapers to 9' 4" x 6' 10" (3.76m x 2.08m) Double bedroom with window to side aspect; Useful wall units for additional storage space.

BEDROOM TWO ENSUITE WC 3' 10" x 2' 8" (1.17m x 0.81m) Two piece suite comprising of: Low Level WC and Vanity Basin. Chrome Towel Radiator; Wall Mounted Mirror; Extractor Fan.

BATHROOM

6' 4" x 6' 0" (1.93m x 1.83m) Sparkling Clean, Fully Tiled to Walls. Recently upgraded to a modern, white three piece suite comprising of: Chrome Taps to Bath; Rainfall shower attachment; Shower Screen to Bath; Mixer Tap to Basin; Vanity Unit; Wall Hung Mirrored Cabinet and Glass Shelf; Low Level WC.

GARDEN

West Facing Rear Garden, approximate depth of 45ft. Paved Patio for Al Fresco Dining and Entertaining; Colourful Flowers and Shrub Borders; Easy to Maintain Faux Grass; Fully Fenced; Absolute Privacy. This really is a delightful garden to be enjoyed, to relax in, or, to entertain.

SUMMER HOUSE & SWIMMING POOL

WOW! An unexpected treat awaits in the fabulous 24 ft Summer House! Large Over-Ground Swimming Pool, Fully Equipped with Filtration and Heating System. Installed in 2021, the Summer-House Pool will provide endless fun for you and your family. Designed to be of low cost, the pool is kept lovely and warm throughout the year. An exceptional addition to this charming home, which will undoubtedly bring joy to your and your family. Summer BBQs and a dip in the pool...what more could you ask for?

CAR PORT

28' 8" x 7' 9" (8.74m x 2.36m) The property has the added bonus of a 28 ft crazy-paved car port, leading to the garage/workshop.

