

Melandra Road



A stylish, and impressive three bedroom property
'High Spec' kitchen and bathrooms, immaculate throughout
Spacious lounge with 'Log-burner' and bi-fold doors
Built by Avant to this very popular design
Generous garden, side drive and garage

£249,950



Multi-Award Wining

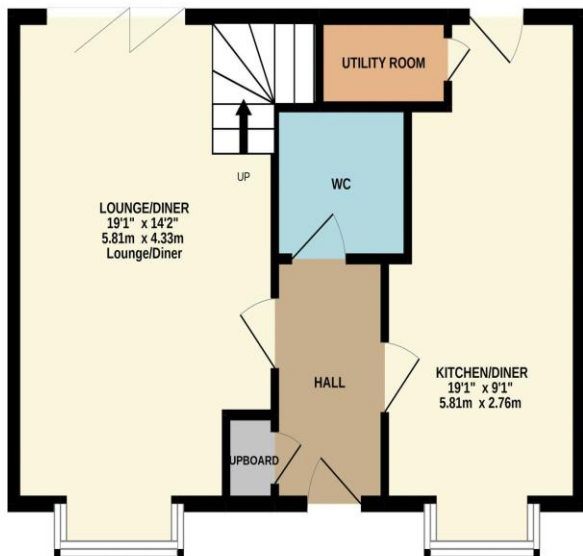


Presented immaculately, spacious and impressive throughout, internal inspection is highly recommended when it comes to this outstanding property. The 'high spec' fittings and finish, that are synonymous with 'Avant' are evident, throughout the kitchen and bathrooms, enhanced with stylish décor from the homeowner.

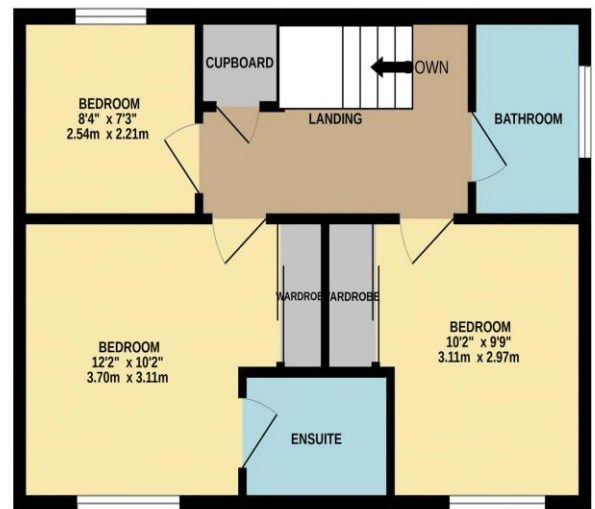
Very briefly, the accommodation comprises an entrance hall, cloakroom/WC, stylish kitchen/diner with utility closet off, separate generous lounge/diner with feature 'log-burner' and 'bi-folding' doors to the rear garden on the ground floor. The first floor delivers three good bedrooms, 'Master' with ensuite, whilst both the 'Master' and bedroom two enjoy quality fitted robes, separate impressive family bathroom. A side drive allows off-road parking, and approaches the detached garage, whilst the rear garden is fully fence enclosed, boasting a generous lawn, patio and raise timber deck entertaining area with 'pergola'.

Ingleby Homes recommended.

GROUND FLOOR
475 sq.ft. (44.1 sq.m.) approx.



1ST FLOOR
459 sq.ft. (42.6 sq.m.) approx.



TOTAL FLOOR AREA : 934 sq.ft. (86.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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