





Ground Floor

Entrance Hallway

Enter the property via a composite/partly double glazed front door with obscure uPVC/double glazed windows each side and having a ceiling light point, a central heating radiator, tiled flooring, a carpeted spindle stairway to the first floor, wooden doors to the study, downstairs WC and an under stairway storage cupboard and wooden/glazed doors to the lounge and kitchen/dining/family room.

Study

7' 8" x 10' 2" (2.34m x 3.10m)

Having a uPVC/double glazed window to the front aspect, a ceiling light point, a central heating radiator, a decorative feature wall and carpeted flooring.

Downstairs WC

Having a ceiling light point, a central heating radiator, tiled flooring, a WC, a wash hand basin with a mixer tap fitted and decorative panelling to part of the walls.

Lounge

16' 7" x 11' 8" (5.05m x 3.55m)

Having a uPVC/double glazed window to the front aspect, a coved ceiling with two ceiling light points, two central heating radiators, carpeted flooring and a feature media wall which has an inset, wall mounted, living flame fire and a television aerial point.

Kitchen/Dining/Family Room

11' 2" x 29' 7" (3.40m x 9.01m)

Being fitted with a range of gloss-finished, handleless wall, base and drawer cabinets with laminate worksurface over and matching upstands and having a uPVC/double glazed window to the rear aspect, tiled flooring, both ceiling spotlights and two ceiling light points, under cabinet lighting, a central heating radiator, a one and a half bowl stainless steel sink with a drainer unit and a mixer tap fitted, an electric, double oven integrated in a tall cabinet, a four burner gas hob with a stainless steel chimney style extraction unit over and a glass splashback behind, an integrated dishwasher, an integrated, upright fridge/freezer, a peninsula with breakfast bar seating and a waterfall side, a door to the utility room and two sets of uPVC/double glazed French doors to the rear aspect opening to the garden.

Utility Room

Having a wall and base cabinets with laminate worksurface over and upstands which match the kitchen cabinets, a stainless steel sink with a mixer tap fitted and a drainer unit, plumbing for a washing machine, tiled flooring, a ceiling light point, a central heating radiator and a composite/double glazed door to the side aspect.

First Floor

Landing

Having a uPVC/double glazed window to the front aspect, two ceiling light points, a central heating radiator, smart hive heating, an airing cupboard, loft access hatch, carpeted flooring and wooden doors opening to the four bedrooms and the family bathroom.

Bedroom One

10' 10" x 11' 9" (3.30m x 3.58m)

Having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator, carpeted flooring, a wooden door to the en-suite shower room and an opening to a dressing room.

Dressing Room/Bedroom Five

The fifth bedroom has been converted into a dressing room and has a uPVC/double glazed window to the rear aspect, ceiling spotlights, carpeted flooring and recently fitted Shaker style wardrobes.

En-suite Shower Room

Having a ceiling light point, a chrome finished central heating towel rail, tiled flooring, a WC, a wash hand basin with a mixer tap fitted, an extraction unit, partly tiled walls and a shower cubicle with a thermostatic shower installed.

Bedroom Two

11' 10" x 11' 8" (3.60m x 3.55m)

Having a uPVC/double glazed window to the front aspect, a ceiling light point, a central heating radiator, carpeted flooring, newly fitted built-in wardrobes and a wooden door to the en-suite shower room.

En-suite Shower Room

Having an obscured uPVC/double glazed window to the side aspect, a ceiling light point, a chrome finished central heating towel rail, tiled flooring, a WC, a wash hand basin with a mixer tap fitted, a shaver point, an extraction unit, partly tiled walls and a shower cubicle with a thermostatic shower installed.

Bedroom Three

10' 10" x 10' 4" (3.30m x 3.15m)

Having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator and carpeted flooring.

Bedroom Four

7' 11" x 10' 3" (2.41m x 3.12m)

Having a uPVC/double glazed window to the front aspect, a ceiling light point, a central heating radiator and carpeted flooring.

Family Bathroom

Having an obscure uPVC/double glazed window to the side aspect, a ceiling light point, a chrome finished central heating towel rail, tiled flooring, a WC, a wash hand basin with a mixer tap fitted, partly tiled walls, an extraction unit and a bath with a mixer tap fitted, a thermostatic shower over and a glass shower screen installed.

Outside

Front

Having a large, block-paved driveway suitable for parking multiple vehicles, a storm porch over the front entrance, a lawn, various shrubs and bushes, courtesy lighting, an electric car charging point and access to the double garage.

Double Garage

19' 10" x 20' 1" (6.04m x 6.12m)

A larger than average, detached, double garage, which has a pitched roof and storage in the rafters, power, lighting, two up and over doors to the front aspect and a composite/double glazed door to the side aspect opening to the rear garden.

Rear

A large, enclosed garden which is mainly lawn and has a raised, planted border, access to the front of the property via a wooden side gate and a raised, decked seating area with a pergola over which leads from the dining/family area making it a great space for entertaining.



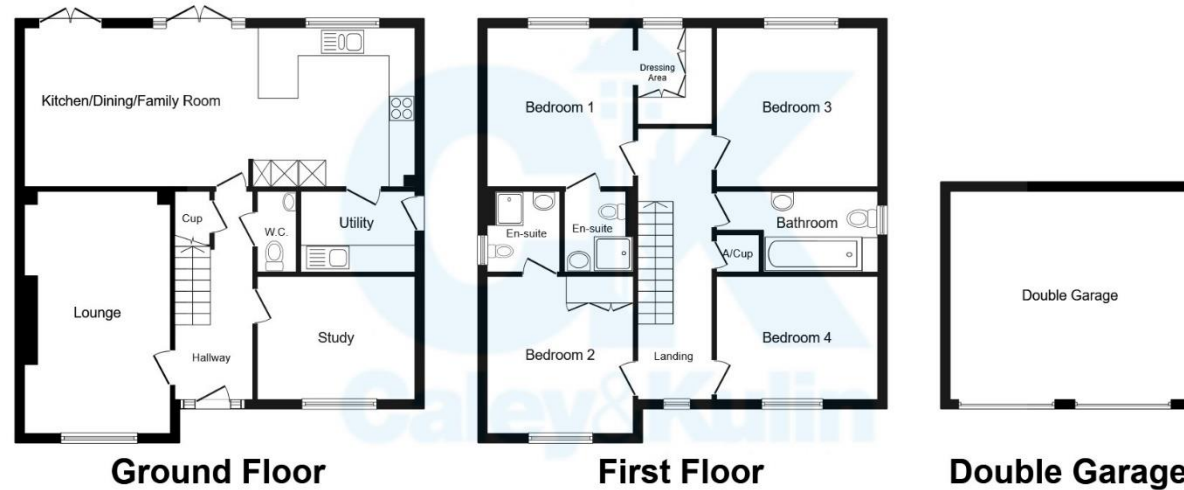








* An immaculately presented family home located in a very desirable area *



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