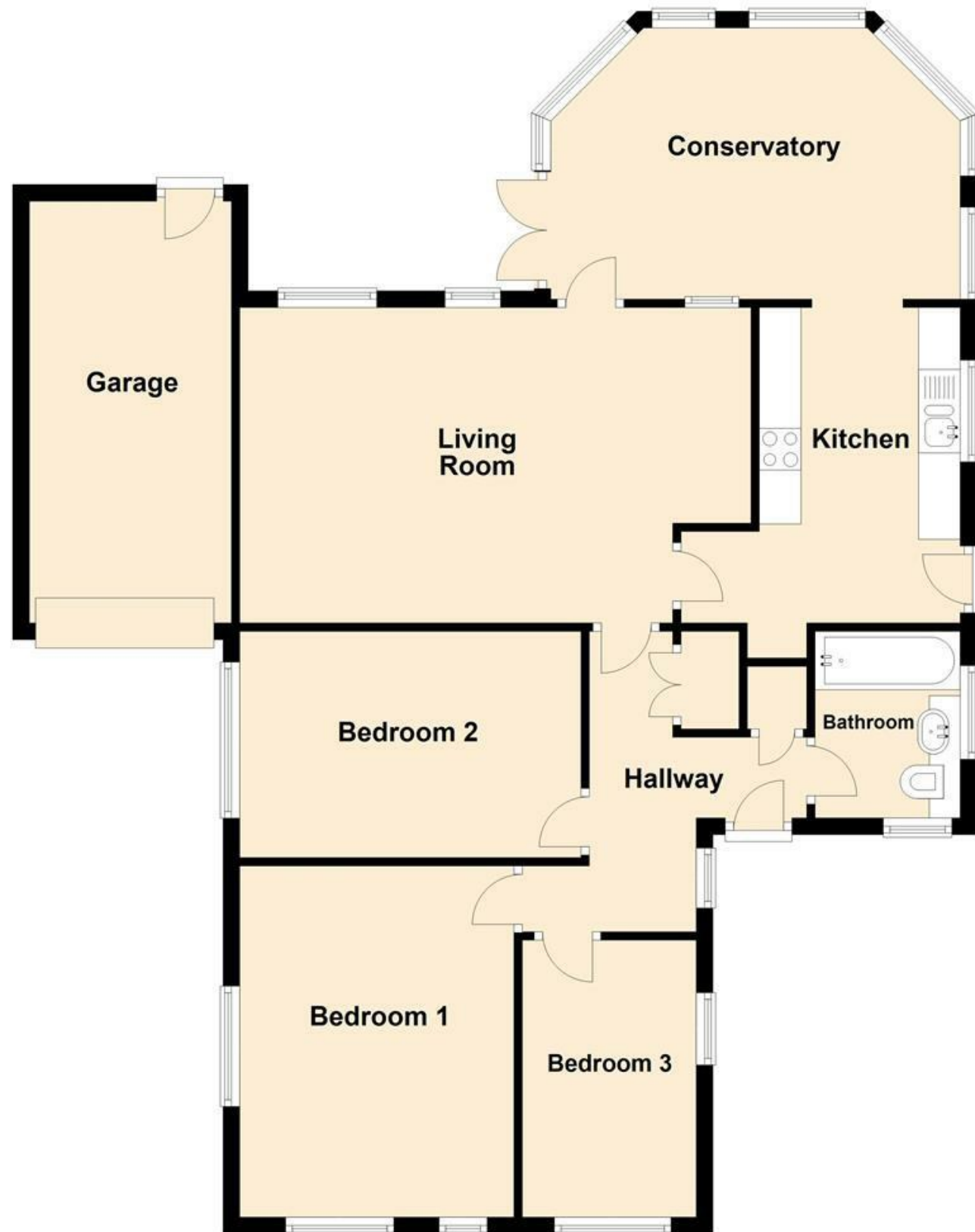




Ground Floor



VIEWING ESSENTIAL IN ORDER TO AVOID DISAPPOINTMENT. A delightful DETACHED BIUNGALOW situated within a central location and benefitting from a CONSERVATORY together with GOOD SIZED LAWNED GARDEN TO THE REAR. Comprising; hallway, living room, conservatory, fitted kitchen, THREE GOOD SIZED BEDROOMS and fitted bathroom. Externally there is driveway parking together with an enclosed garden to the rear.

MISREPRESENTATION ACT 1967.

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### ENTRANCE HALLWAY

Frosted double glazed entrance door, frosted double glazed window, radiator, built in cloaks cupboard, airing cupboard with storage space, Karndeian wood effect flooring, access to roof void loft ladder (lost space has double glazed Velux style roof windows and central heating boiler).



### LIVING ROOM

20'2 x 12'5 maximum (6.15m x 3.78m maximum) Three double glazed windows, radiator, fireplace with marble effect surround, electric fire, marble effect hearth and back, ceiling coving, double glazed door to conservatory.



### FITTED KITCHEN

12'7x 7'11 plus door recess (3.84mx 2.41m plus door recess) Fitted with wall and base mounted units with work surfaces over and tiled splash backs, single drainer sink unit with mixer taps, fitted double oven with four ring electric induction

hob and extractor above, fitted dishwasher, fitted fridge/freezer, space for washing machine and tumble dryer, Karndeian tile effect flooring, double glazed window, frosted double glazed door to outside, archway leading to;



### CONSERVATORY

16'2 x 10'8 (4.93m x 3.25m) Double glazed windows to three sides, double glazed French doors to garden, two radiators, two wall light points, Karndeian tile effect flooring.



### BEDROOM ONE

13'10 x 10'9 into robes (4.22m x 3.28m into robes) Two double glazed windows, fitted wardrobes with double bed recess and fitted vanity unit, radiator, ceiling coving.



### BEDROOM TWO

13'10 x 8'10 (4.22m x 2.69m) Double glazed window, fitted wardrobes with desk unit, radiator.



### BEDROOM THREE

10'10 x 6'10 (3.30m x 2.08m) Two double glazed windows, radiator, ceiling coving.



### BATHROOM

Panelled bath with shower fittings over, vanity wash hand basin with cupboards beneath, enclosed cistern WC, two frosted double glazed windows, tiled walls, radiator, tiled flooring.



### EXTERNALLY

The property offers ample off road driveway parking to the front together leading towards the garage with a partially walled surround and artificial grass area.

The rear of the bungalow offers a good sized garden with spacious patio leading to the main garden, laid to lawn with enclosed boundaries and timber shed (with power and lighting).



### ATTACHED GARAGE

16'7 x 8'0 (5.05m x 2.44m) Up and over door, electric power and lighting, double glazed courtesy door to the rear.