



Nestled in a quiet cul-de-sac, this well presented FOUR BEDROOMS DETACHED home offers spacious accommodation featuring an entrance hall, downstairs WC, study, living room, dining room, conservatory, contemporary fitted kitchen, and utility room. Upstairs, a main bedroom with built-in wardrobes and an en-suite is accompanied by three further good sized bedrooms, and a modern bathroom. Outside, a single driveway and attractive front garden lead to a enclosed rear garden with a patio, lawns, and well-tended borders, bordered by open woodland.

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ENTRANCE HALLWAY

Composite doors, wood effect flooring, and stairs to the first floor.

LIVING ROOM

14'4 x 12'3 (4.37m x 3.73m)

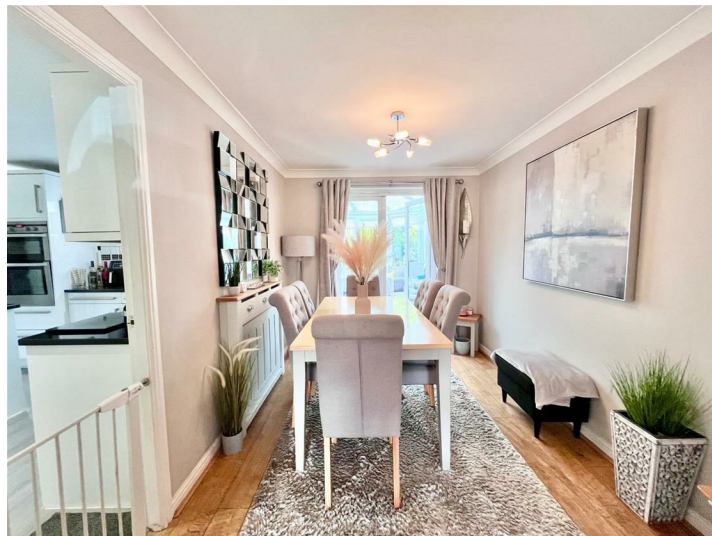
UPVC double-glazed window, gas fire, wood effect flooring, and open to the dining room.



DINING ROOM

11'3 x 8 (3.43m x 2.44m)

Radiator, wood effect flooring, and UPVC double glazed double doors to the conservatory.



CONSERVATORY

9'8 x 14'4 (2.95m x 4.37m)

UPVC double glazed doors, UPVC double glazed windows, and wood-effect flooring.



KITCHEN

11'3 x 16'1 (3.43m x 4.90m)

UPVC double glazed double doors, UPVC double glazed window, a range of fitted wall and base units with a granite worktop over, breakfast bar, electric hob with a stainless steel extractor fan over, integral oven and grill, space for a fridge-freezer, built in cupboard, vertical style radiator, and wood effect flooring.



UTILITY ROOM

6'4 x 7'7 (1.93m x 2.31m)

Timber door, a range of fitted wall and base units with a wood effect worktop over, plumbing for a dishwasher and washing machine, Alpha Combi boiler, and wood effect flooring.

STUDY

10'4 x 7'7 (3.15m x 2.31m)

UPVC double glazed window, radiator, and wood effect flooring.

FIRST FLOOR LANDING

Built in cupboard and access to the fully boarded out loft space.

BEDROOM ONE

12 x 15'4 (maximum) (3.66m x 4.67m (maximum))

UPVC double glazed window, radiator, and built in wardrobe.



ENSUITE

UPVC double glazed window, tiled shower cubicle with a chrome fitment over, WC with a push flush, wash basin with a mixer tap over, ladder style radiator, tiled walls, and flooring.

BEDROOM TWO

14'1 x 7'11 (4.29m x 2.41m)

UPVC double glazed window, radiator, and built in wardrobes.



BEDROOM THREE

9'1 x 9 (2.77m x 2.74m)

UPVC double glazed window, radiator, and built in wardrobes.



BEDROOM FOUR

7'11 x 8 (2.41m x 2.44m)

UPVC double glazed window, radiator, and built in wardrobes.



BATHROOM

7'6 x 6 (maximum) (2.29m x 1.83m (maximum))

UPVC double glazed window, bath with a shower fitment over, WC with a push flush, wash basin with a mixer tap over, ladder style radiator, tiled walls, and flooring.



EXTERIOR

To the front elevation is a lawn garden and tarmac driveway with an EV charging point. To the rear is an enclosed private garden with a lawn, patio, and mature shrubs, bushes, and trees.

