





An extended, well presented three bedroom detached home, situated within a popular location, having good access to local amenities and transport links. The property benefits from an extensive lounge diner, stunning master suite with en-suite shower room, immaculate family bathroom and a driveway providing parking facility which leads to a garage. Viewing is highly recommended strictly via appointment only.



Accommodation

All ground floor under floor heating.

Entrance hall

With recessed spotlighting, stairs rising to the first floor and doors leading off to:

WC/cloaks

With a low level wc and wash hand basin with mixer tap.

Kitchen

With a selection of matching wall and base units, one and a half bowl sink with mixer tap and drainer, space for washing machine, electric oven, AEG four ring induction hob, double glazed window to the front elevation and a side access door.

Lounge Diner

With double glazed window to the rear elevation, space for seating and table and a double glazed door leading out onto the garden.

First floor landing

With loft hatch and doors leading to:

Master Bedroom

With central heating radiator, double glazed and en-suite shower room.

En-suite shower room

With a three piece suite comprising: low level wc, wash hand basin with mixer tap and vanity unit below, heated ladder towel rail, shower cubicle and a double glazed window to the rear elevation.



Family Bathroom

With a three piece suite comprising: bath with gravity shower over, low level wc, wash hand basin with vanity unit, heated ladder towel rail and a double glazed window to the side elevation.

Bedroom Two

With central heating radiator, double glazed window to the front elevation and a built in storage cupboard.

Bedroom Three







With central heating radiator and a double glazed window to the front elevation.

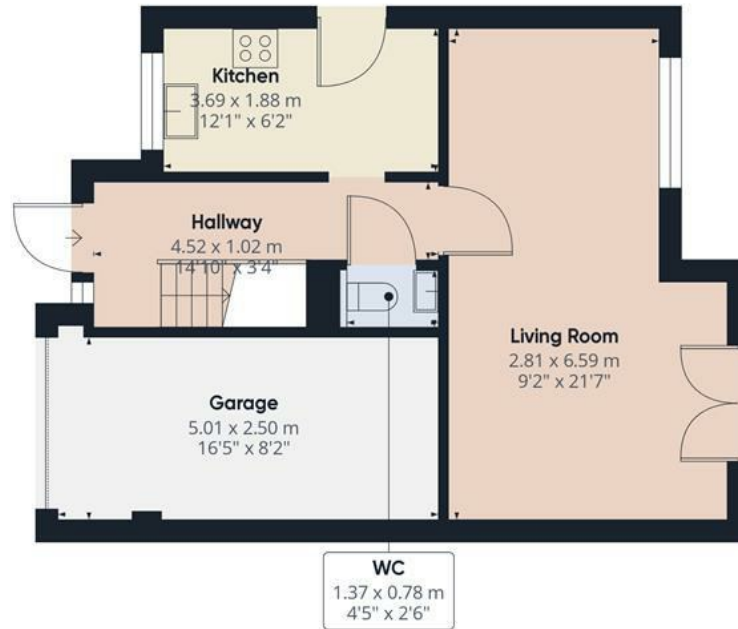
Outside

The outside of the property to the front elevation offers a driveway providing parking facility which leads to the garage and front entrance door. The rear elevation offers a mainly laid to lawn garden with a patio area ideal for entertaining.









Floor 0

Approximate total area⁽¹⁾

89.95 m²

968.24 ft²



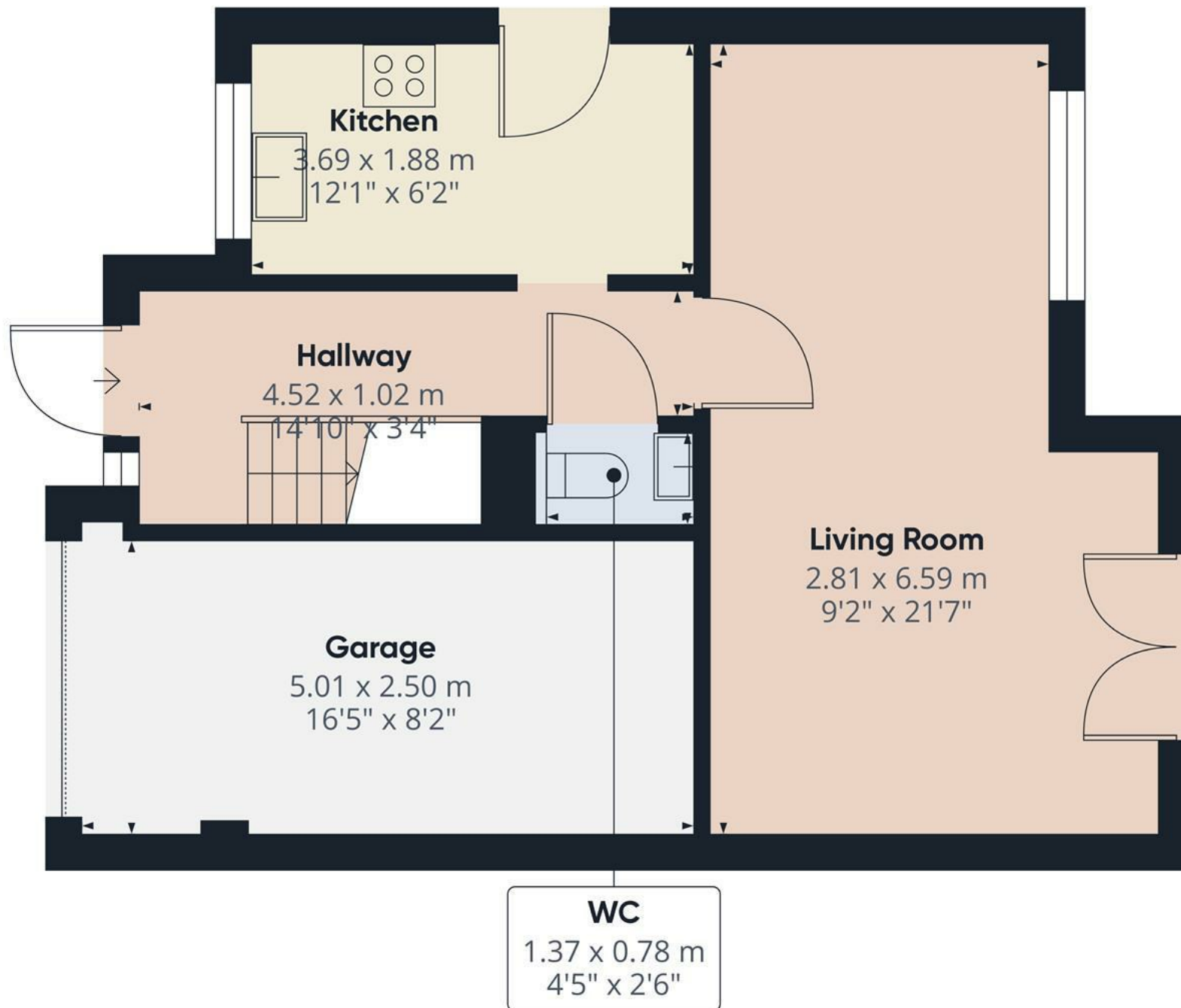
Floor 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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Approximate total area⁽¹⁾

50.13 m²
539.61 ft²

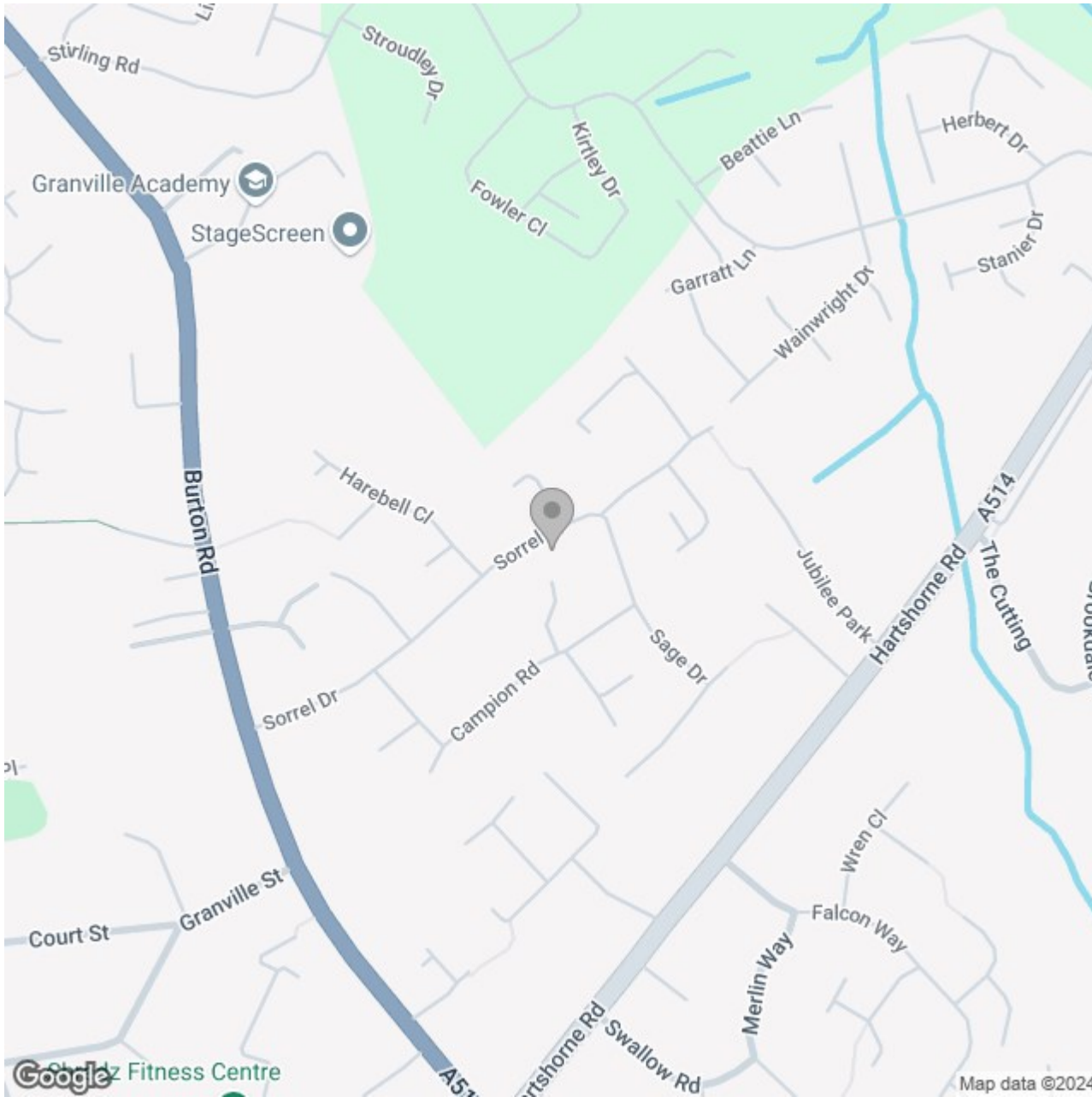
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Floor 0



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	