





A well-presented and thoughtfully extended three-bedroom semi-detached bungalow, offering generous and versatile accommodation throughout. Finished to a modern standard and ready to move into, the property provides an excellent opportunity for a range of buyers, including those looking to downsize without compromising on space.



Accommodation

The property is set back behind a double-width driveway, providing off-street parking, with access leading into an entrance porch and hallway. From here, doors lead through to the main living accommodation.

To the rear of the property, the lounge and snug/dining area are arranged in an open-plan layout, creating a bright and sociable space. French doors open directly onto the rear garden, allowing for plenty of natural light and a seamless connection between indoor and outdoor living.

The extended kitchen is well fitted with a range of wall and base units, incorporating an integrated oven and hob, with further space for appliances. A window overlooks the garden, and there is a side access door.

There are three well-proportioned double bedrooms, offering flexibility depending on requirements, whether as bedrooms, a home office, or additional reception space.

The bathroom is fitted with a four-piece suite, comprising a bath, separate shower cubicle, wash hand basin, low-level WC, and a heated towel rail.

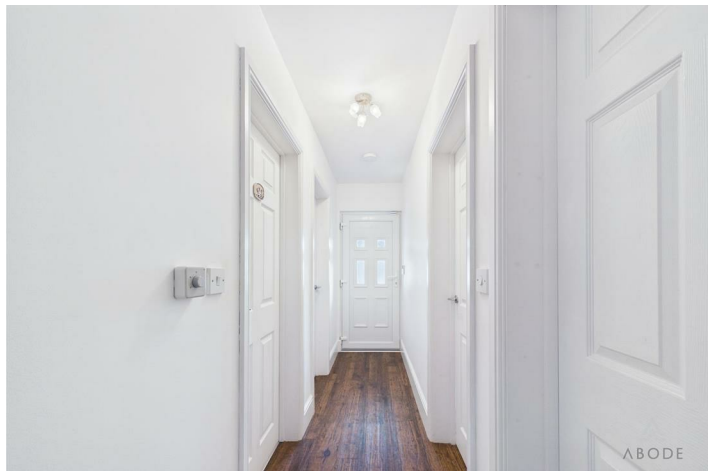
Outside

The rear garden has been well maintained and features a paved patio area, shaped lawn, and a variety of established borders, creating a pleasant outdoor space.

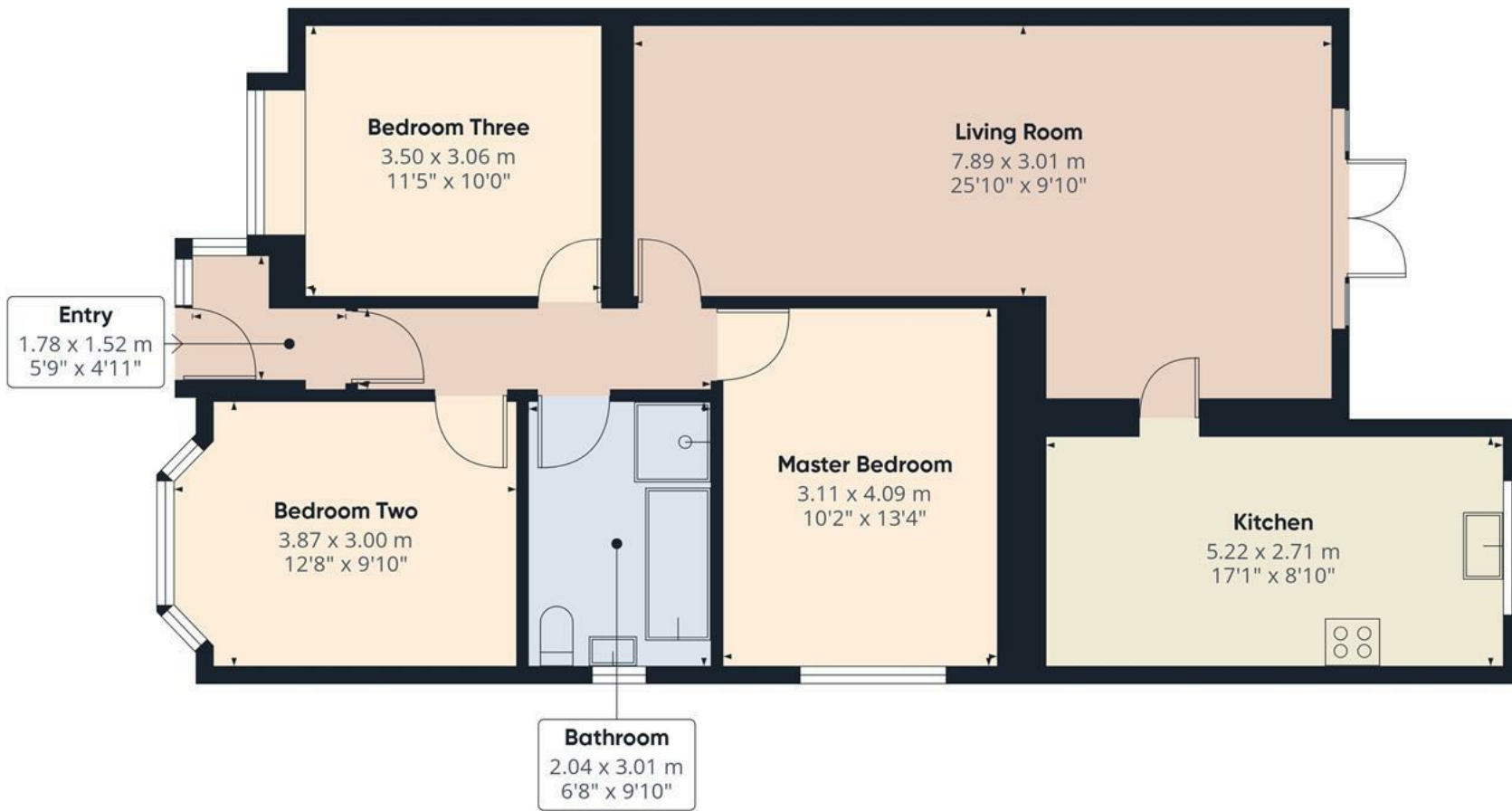












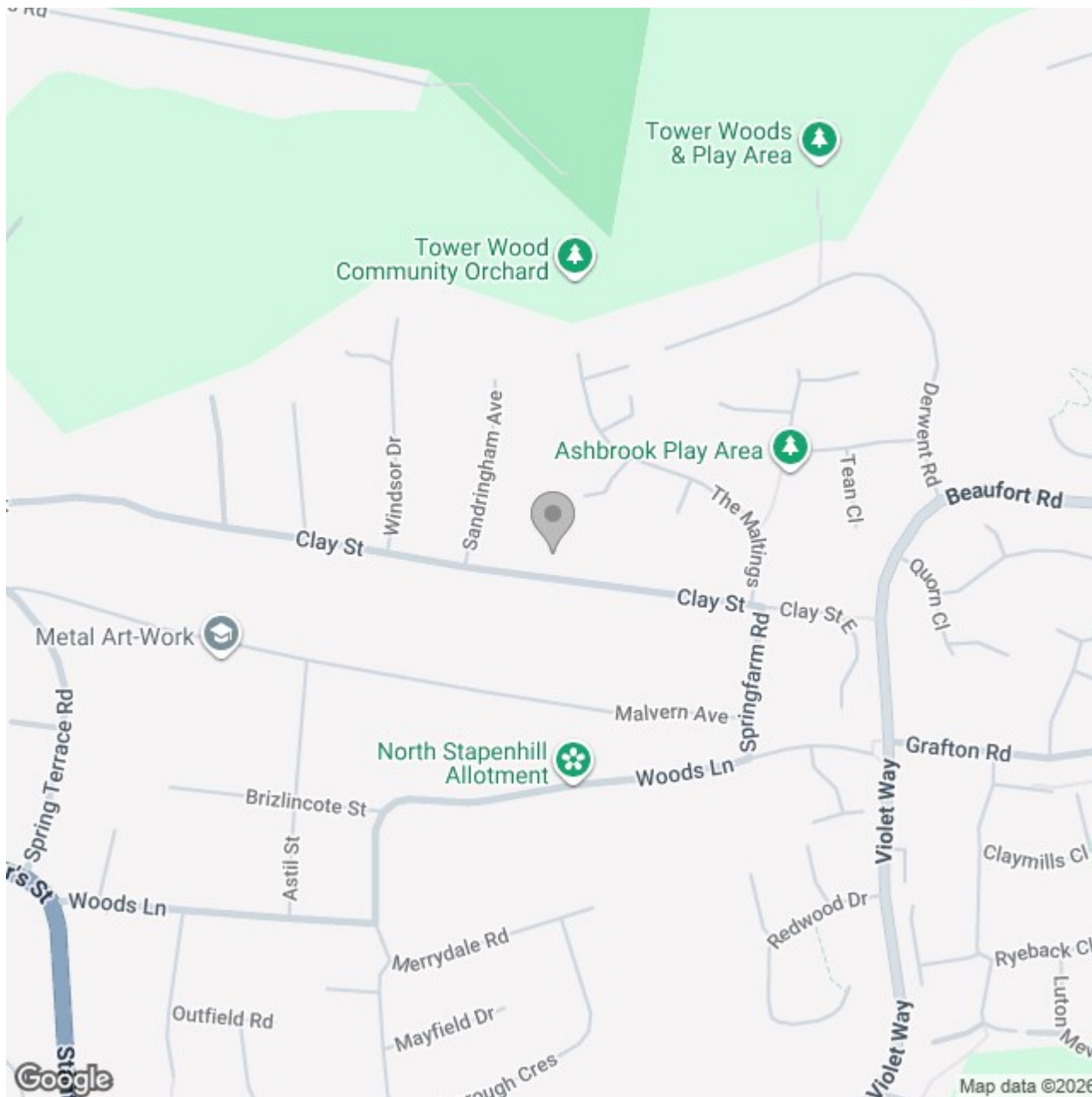
Approximate total area⁽¹⁾
89.4 m²
964 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C	71	
(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 	