









**A deceptively spacious FOUR DOUBLE BEDROOM detached home positioned on a NO THROUGH ROAD close to excellent local schooling, including STAGs, and local amenities, offered for sale with NO UPPER CHAIN.**

**Asking Price: £1,195,000**

This modern home adopting the characteristics of the 1930's offers spacious and versatile living space to include accommodation comprising of a bay-fronted lounge, study, separate living room with patio doors to the garden, a modern kitchen opening onto a conservatory/breakfast area, utility, and cloakroom. On the first floor, there are four well-proportioned bedrooms with the principal bedroom benefitting from an ensuite shower room, and a family bathroom with a bath and separate shower. The property offers a good-sized private rear garden that is mainly laid to lawn and backs onto the ancient monument "Beech Bottom Dyke". To the front, there is a large driveway for several vehicles.

EPC Rating: TBC  
Council Tax: Band G









Entrance Hall

Lounge 4.52m x 3.03m (14'10" x 9'11").

Kitchen/Dining Room 8.92m x 2.87m (29'3" x 9'5").

Study

Living Room 5.34m x 3.53m (17'6" x 11'7").

Utility Room

Cloakroom

Bedroom 1 4.74m x 3.58m (15'7" x 11'9").

Ensuite Shower Room

Bedroom 2 4.31m x 2.87m (14'2" x 9'5").

Bedroom 3 3.77m x 3.53m (12'4" x 11'7").

Bathroom

Bedroom 4 3.28m x 2.81m (10'9" x 9'3").

Garden

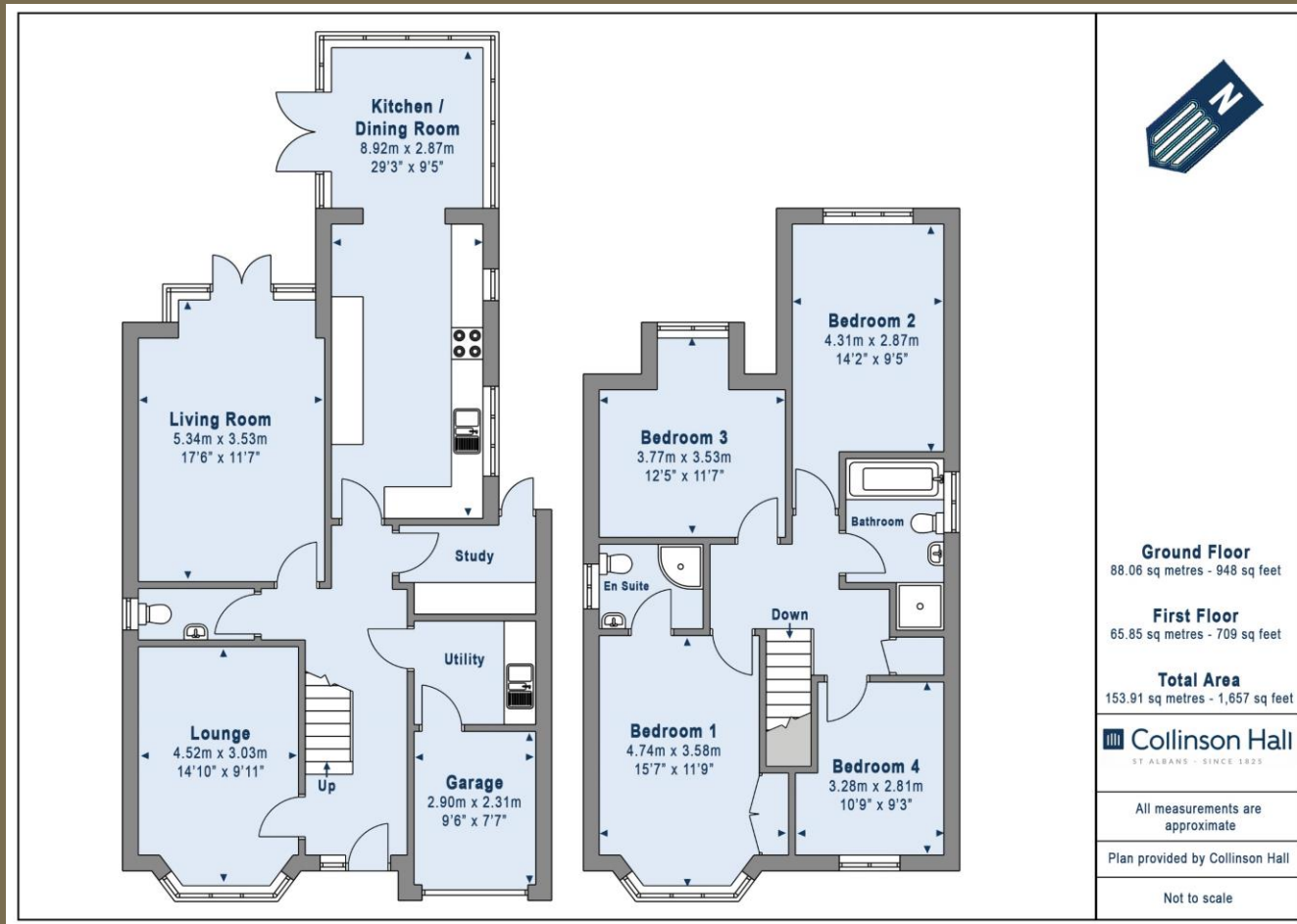
Garage 2.90m x 2.31m (9'6" x 7'7").











**PLEASE NOTE**

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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