









**A SPACIOUS and BEAUTIFULLY presented three-bedroom DETACHED FAMILY HOME, ideally positioned in a HIGHLY DESIRABLE LOCATION within easy reach of excellent amenities and WELL-REGARDED LOCAL SCHOOLS.**

**Guide Price: £975,000**

The property offers approximately 1,485 sq. ft. of well-planned accommodation arranged over two levels. The ground floor comprises an entrance porch, guest cloakroom/shower room, welcoming entrance hall, a generous living room, and a modern kitchen/dining room, together with the benefit of an integral garage. On the first floor, there are three well-proportioned bedrooms, a modern family bathroom, and a convenient WC to bedroom three. Externally, the property features a driveway providing off-road parking, while to the rear a well-maintained garden offers an attractive and private outdoor space.

EPC Rating: D 68  
Council Tax Band: E





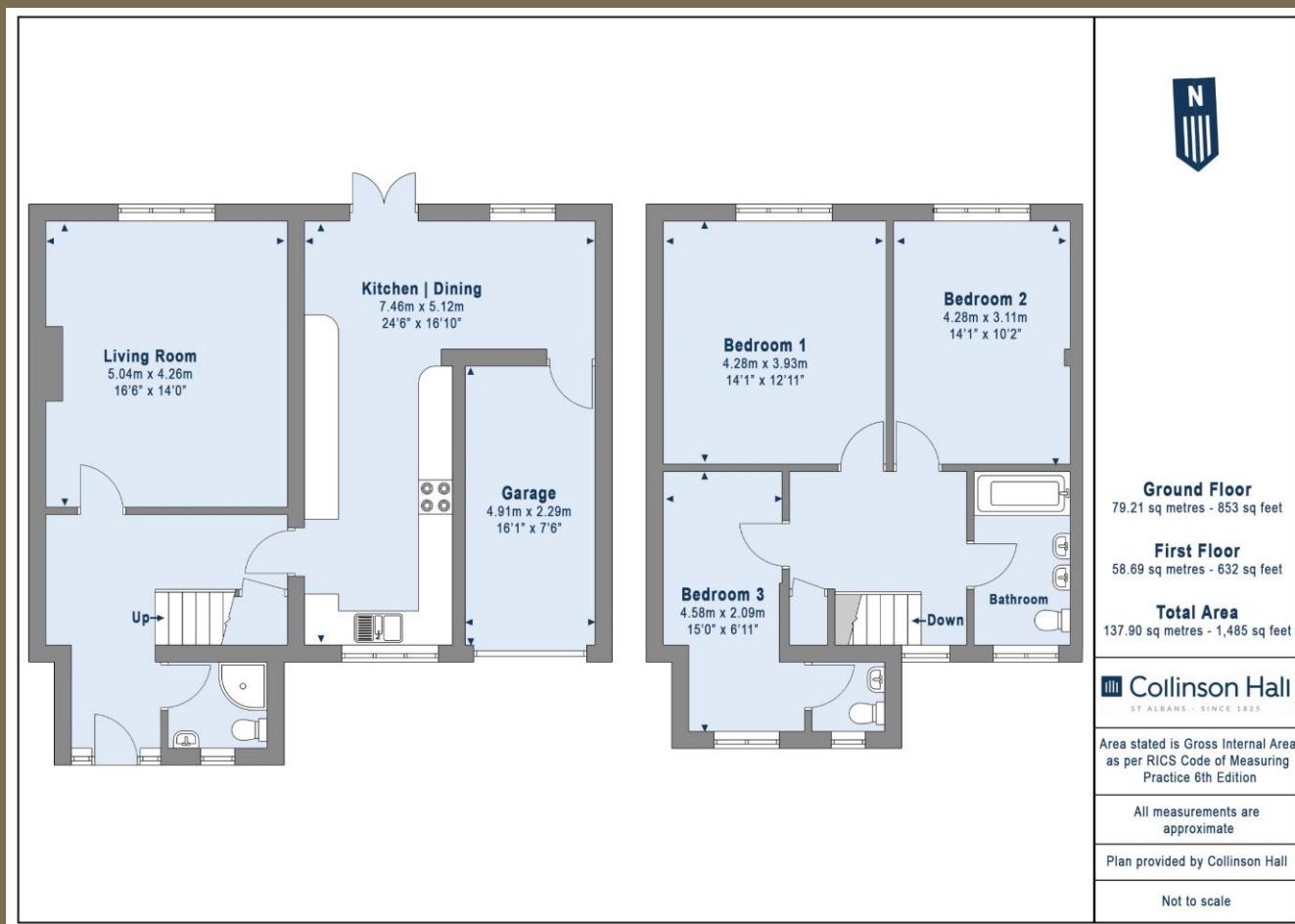












#### PLEASE NOTE

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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