





**** LARGE GARDEN WITH VIEWS TO THE REAR **** DETACHED CABIN/WORKSHOP WITH POWER, LIGHT & WATER **** This semi detached property offers plenty of potential to extend, located in a sought after position. The property benefits from a gas central heating system with combi boiler and upvc double glazing, and in brief the property offers a porch and hall, lounge and open plan living & dining kitchen, rear porch and cloakroom/wc. The first floor is currently laid out as a two double bedroom with family bathroom but could be divided into 3 bedrooms and a further shower room. Ample parking, enclosed large garden with mature plants and shrubs. Cabin/workshop included in the sale currently used a dog groomers. The property had a new roof approx 10 years ago. A VIEWING APPOINTMENT IS HIGHLY RECOMMENDED.



PORCH

Entrance door into the porch with radiator and door to.-

HALL

Stairs to the first floor, radiator and door to the lounge. Replastered and new lights added to lower ceiling and insulate exterior walls 2021

LOUNGE

Wall mounted fire, two upvc double glazed windows to the front, radiator and door to -

OPEN PLAN LIVING & DINING KITCHEN

Large open plan area offering a kitchen with fitted units and drawers with work surfaces and a sink and drainer unit, plenty of appliance spaces, under stairs storage cupboard and a large radiator. Living and dining area with upvc double glazed doors onto the garden, large radiator and doors to -

REAR PORCH

Door to the garden and door to the cloakroom.

CLOAKROOM

Low flush wc, wash hand basin, radiator and upvc double glazed window.

FIRST FLOOR LANDING

Upvc double glazed window to the side and doors to -



BEDROOM I

Two upvc double glazed windows to the front, large storage cupboard and a radiator. This room offers potential to be converted into two rooms.







BEDROOM 2

Upvc double glazed window to the rear with views over the garden and forest and a radiator.

BATHROOM

Low flush wc, wash hand basin, Jacuzzi bath with a rain fall and hand held shower over, shower screen, radiator and upvc double glazed window.

OUTSIDE

Ample parking, gated side access to the enclosed rear garden offering seating areas, lawn and mature plants trees including cherry blossom and a magnolia tree, and shrubs, views over the rear countryside and forest.

CABIN/WORKSHOP

Cabin is fully insulated , electricity, hot and cold water all run from the house. Planning consent for business use. Currently used for dog grooming but offers flexible use.







