





This beautifully maintained five-bedroom family home offers exceptional quality throughout and must be viewed to be fully appreciated. Set back from the road on a generous, well-tended plot, it has been thoughtfully upgraded by the current owners since new and is presented in immaculate, move-in-ready condition.

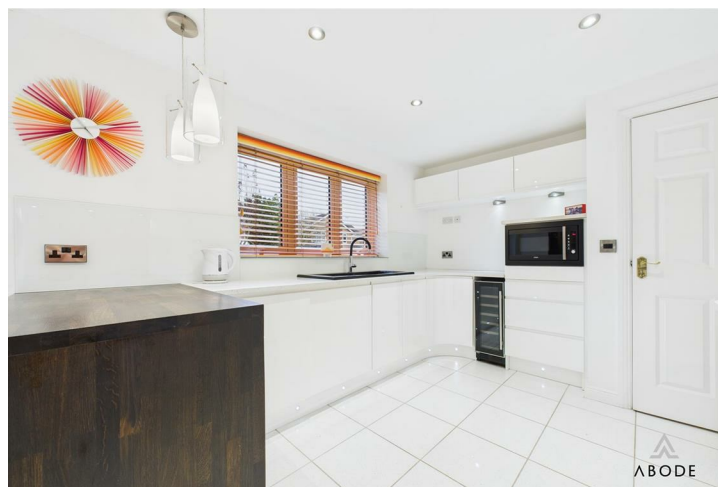
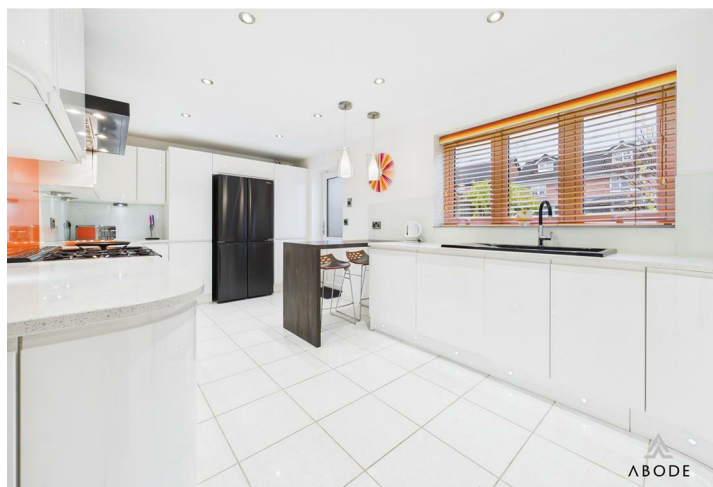
Recent improvements include replacement windows and doors, a stunning refitted breakfast kitchen with granite worktops and integrated appliances, modernised bathrooms, a new central heating boiler, and attractive exterior lighting and landscaping. The home sits in a highly regarded area within easy reach of the town centre, schools, shops, restaurants, and transport links.

Inside, a welcoming hall leads to a spacious lounge with feature fireplace, a separate dining room opening onto the garden, and the impressive kitchen featuring underfloor heating, a Rangemaster stove, and a breakfast bar. There's also a convenient guest cloakroom and internal access to the double garage.

Upstairs, four of the five bedrooms are generous doubles, including a superb master suite with fitted wardrobes and a stylish en suite shower room. The family bathroom offers a spa bath with shower and modern fittings.

Outside, the landscaped rear garden provides multiple seating areas, a water feature, lighting, and a large stone patio perfect for entertaining. The front offers a neat lawn, ample parking, and a double garage with power and electric doors. Planning permission has previously been granted for an additional detached garage, offering potential for future development.

A truly outstanding home that combines quality, comfort, and convenience in one of the area's most sought-after locations.



Hallway

A welcoming entrance hallway featuring a bespoke composite front door with adjoining UPVC double-glazed frosted side window. The space is finished with stylish Karndean flooring throughout and a bespoke vertical central heating radiator. A dog-leg staircase rises to the first-floor landing, with a useful under-stairs storage cupboard. Additional features include a smoke alarm, alarm system control unit, and doorbell chime. Internal doors lead to the principal ground floor rooms.

Double Garage

A versatile double garage with two electric roller doors to the front elevation. The garage benefits from matching base-level storage cupboards with drop-edge preparation surfaces, a stainless steel sink and drainer with spray mixer tap, and plumbing for both freestanding and under-counter appliances. Additional features include a smoke alarm, alarm system unit, and the property's electrical consumer unit.

Cloaks/W.C.

Fitted with Karndean flooring throughout and a UPVC double-glazed frosted window to the rear elevation. The suite comprises a low-level WC, wash hand basin with tiled splashback, and central heating radiator.

Kitchen/Diner

The stunning, newly refitted breakfast kitchen features an extensive range of high-gloss base and wall units with inset kickboard lighting, complemented by sleek granite worktops and a matching illuminated breakfast bar. A stylish inset sink is positioned beneath a window overlooking the rear garden, while a Rangemaster stove with a glazed splashback and extractor hood provides a focal point. Additional high-quality fittings include an integrated dishwasher, wine fridge, and a recently installed American-style fridge freezer. The tiled flooring benefits from underfloor heating, accompanied by a contemporary vertical radiator, and a part-glazed door opens directly onto the patio and garden.

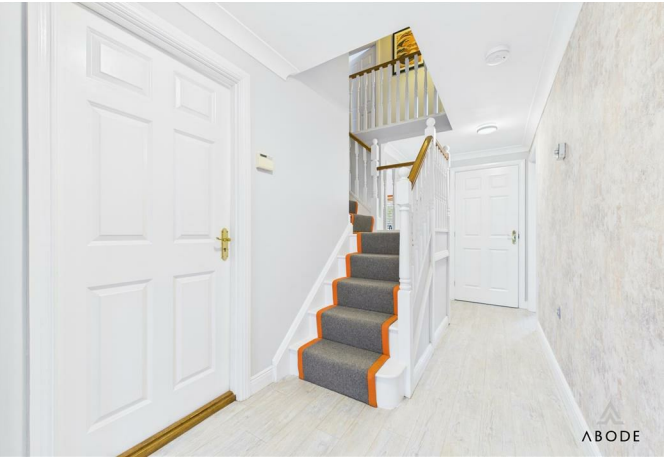
Lounge

An inviting reception room with Karndean flooring throughout and a UPVC double-glazed bay window to the front elevation. The lounge features two central heating radiators, a focal point feature fireplace, TV aerial point, and telephone point. Double doors open through to the dining room.

Dining Room

A bright and versatile space with Karndean flooring throughout, UPVC double-glazed sliding doors leading directly to the rear garden, and a central heating radiator—ideal for entertaining or family dining.







Landing

The landing provides a smoke alarm and access to the loft via a fitted hatch and includes a cupboard housing the hot water tank and doors lead to all first-floor rooms.

Bedroom One

A spacious double bedroom with a UPVC double-glazed window to the front elevation, central heating radiator, and a range of built-in wardrobes offering hanging rails and shelving. Additional features include a TV aerial point and access to the ensuite.

En-suite

A stylish three-piece shower room comprising a low-level WC with continental flush, wash hand basin with mixer tap and tiled splashback, and a corner shower cubicle with complementary wall tiling, waterfall showerhead, and curved glass screen. Finished with a chrome heated towel radiator, ceiling spotlights, extractor fan, and UPVC double-glazed window to the front elevation.

Bedroom Two

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

Bedroom Three

A comfortable bedroom with a UPVC double-glazed window overlooking the rear elevation, central heating radiator, and TV aerial point.

Bedroom Four

A generous bedroom situated above the garage, featuring a UPVC double-glazed window to the front elevation, two central heating radiators, ceiling spotlights with dimmer switch, loft access, and a TV aerial point.

Bedroom Five

A well-proportioned bedroom with a UPVC double-glazed window to the rear elevation and central heating radiator.

Family Bathroom

A beautifully appointed family bathroom with a UPVC frosted double-glazed window to the rear elevation. The room features a contemporary three-piece suite comprising a low-level WC with continental flush, wash hand basin with mixer tap and tiled splashback, and a luxurious Jacuzzi bath with glass screen and complementary wall tiling. Finished with ceiling spotlights, chrome heated towel radiator, and extractor fan.

Outside

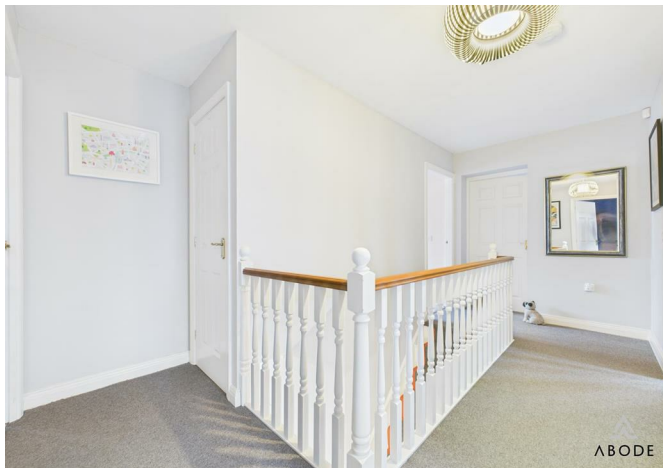
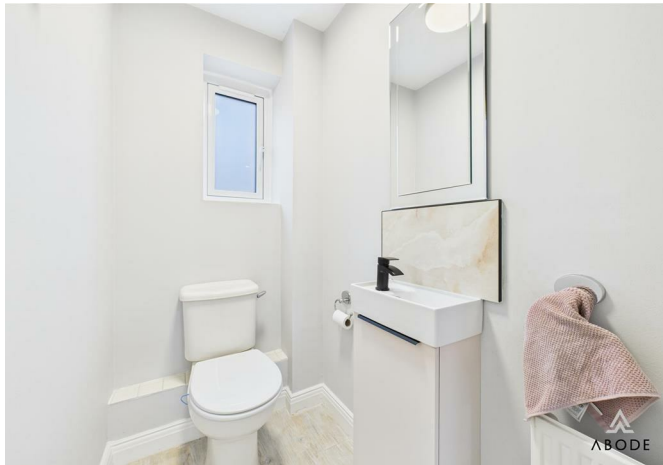
Set back from Demontfort Way on a generous and beautifully maintained plot, this impressive detached home enjoys attractive gardens, ample parking, and a double garage.

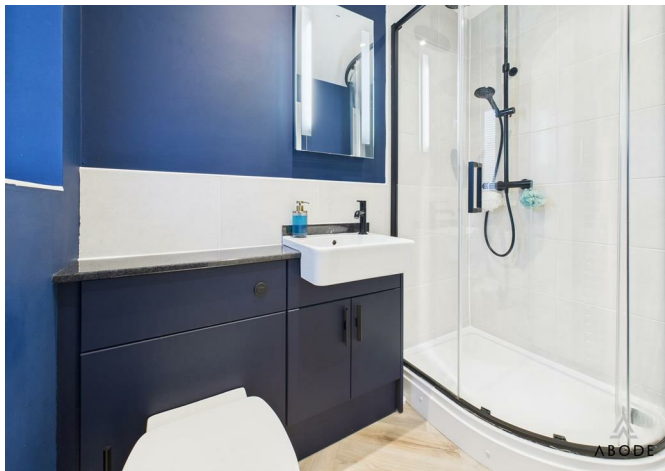
To the front, the property features a neatly landscaped garden laid to lawn, bordered by well-stocked beds and mature shrubs. A shared

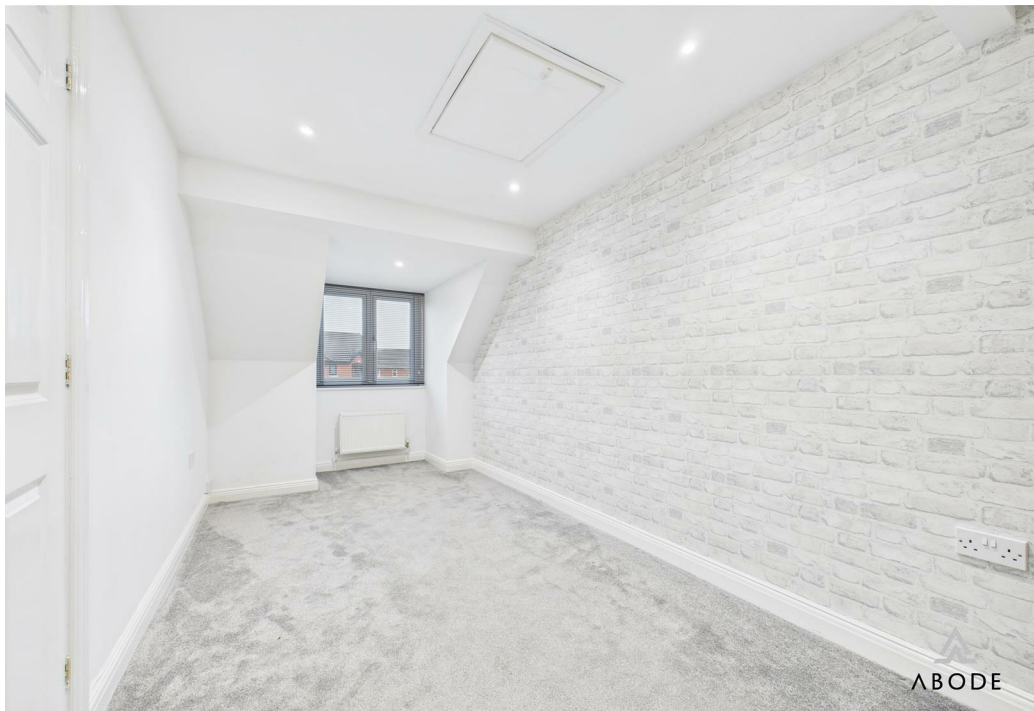
access driveway leads to a spacious tarmac drive and turning area, providing off-road parking for several vehicles. This in turn gives access to the integral double garage, fitted with two electric roller doors, power, lighting, and a range of built-in storage units with worktops and space for a washing machine. Planning permission has previously been granted for a detached double garage in the front garden, offering potential to convert the existing integral garage into further living accommodation if desired.

To the rear, a wide, west-facing natural stone patio with brick edging spans the full width of the property, creating a superb outdoor entertaining and seating space. Beyond this, the well-tended and landscaped garden is mainly laid to lawn with decorative plum slate borders, mature planting, and additional seating areas positioned to capture the morning sun. A water feature, external power points, and lighting enhance the space, making it ideal for evening use. The garden also includes a cold-water tap, proper drainage, and side access with space for a shed or additional storage.

Overall, the exterior of this property has been thoughtfully landscaped and maintained, offering both practicality and aesthetic appeal — perfectly complementing this exceptional modern family home.



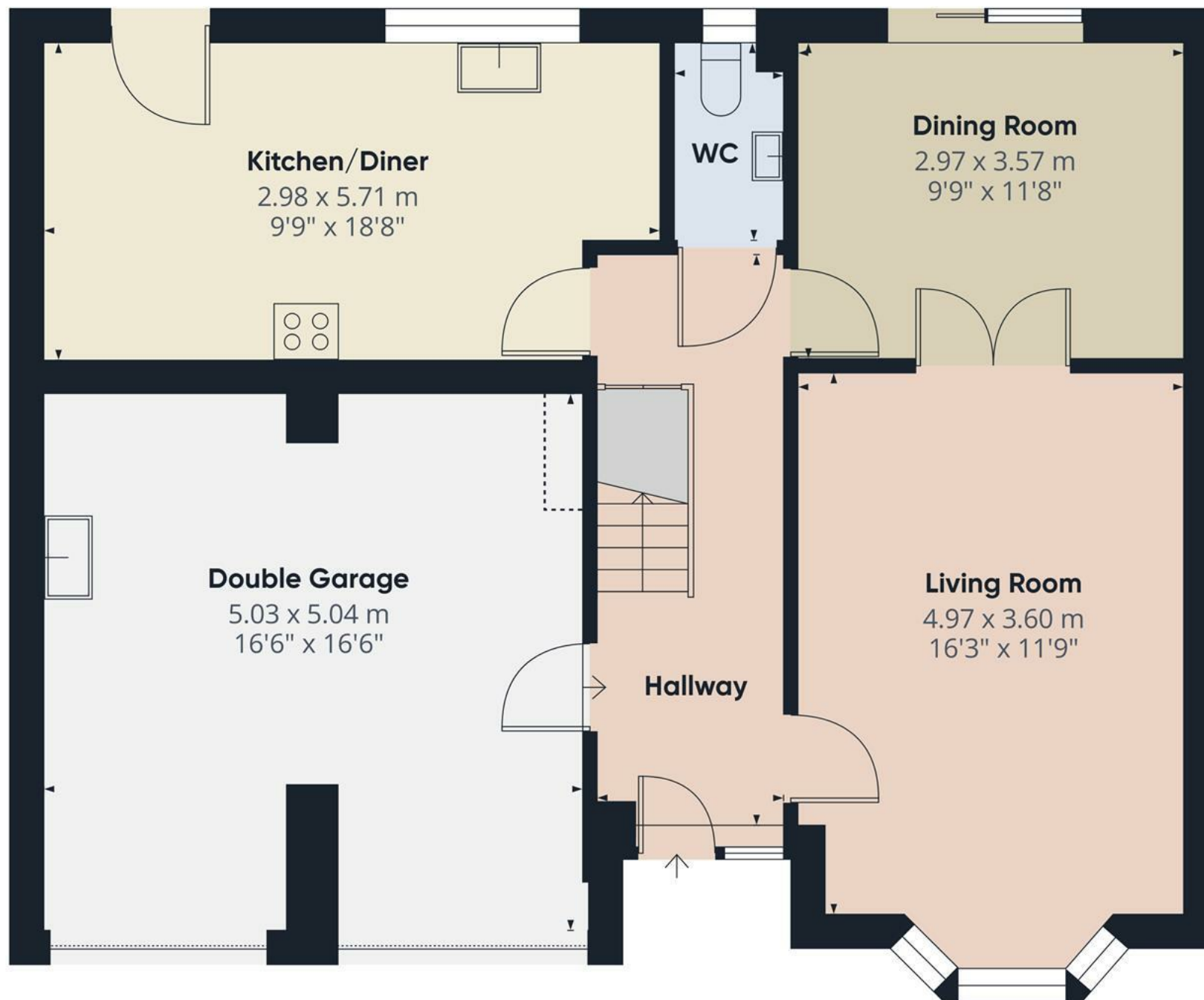












Floor 0

Approximate total area⁽¹⁾

81.7 m²

878 ft²

Reduced headroom

0.4 m²

4 ft²

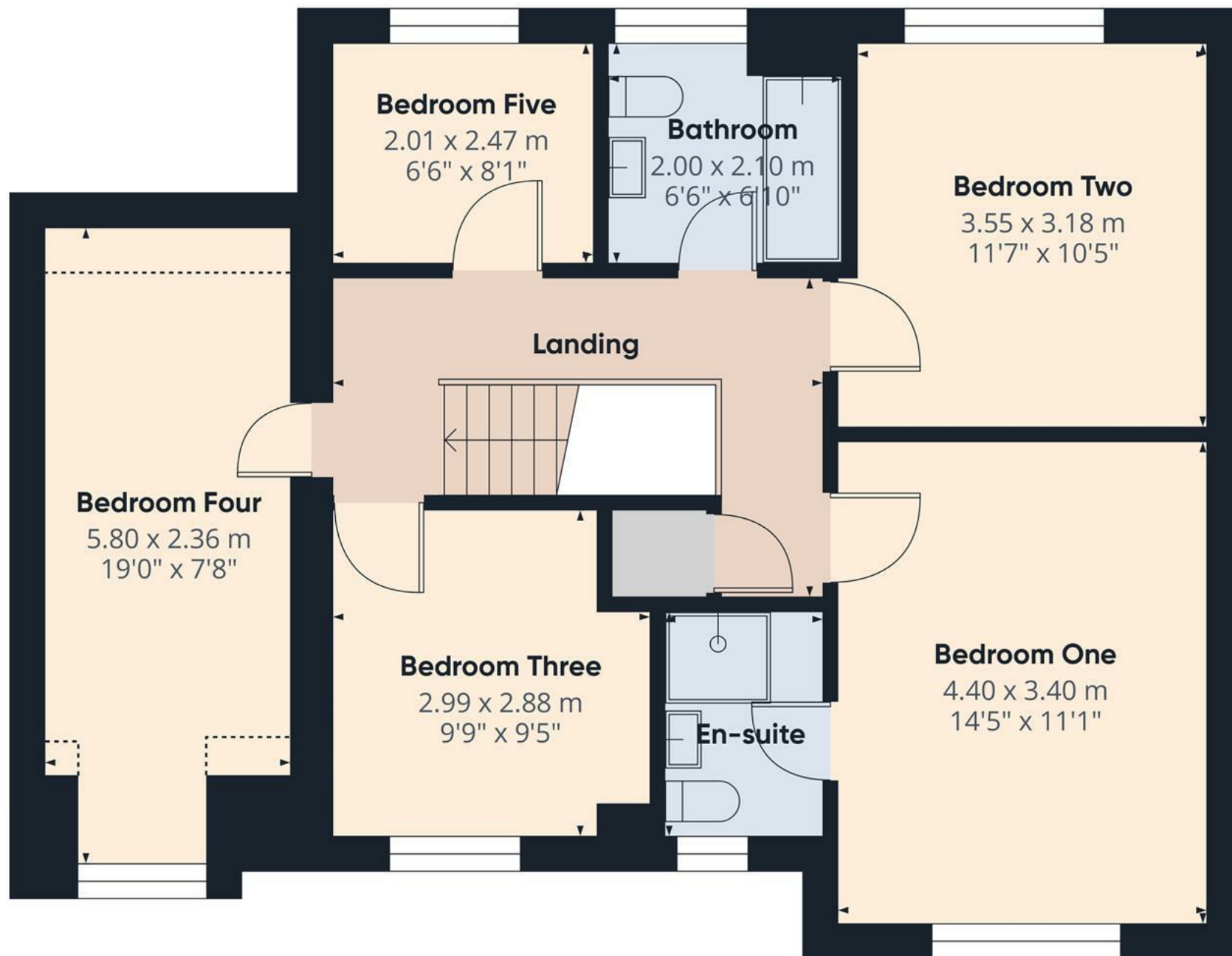
(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

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

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Floor 1

Approximate total area⁽¹⁾

67.5 m²

727 ft²

Reduced headroom

1.3 m²

14 ft²

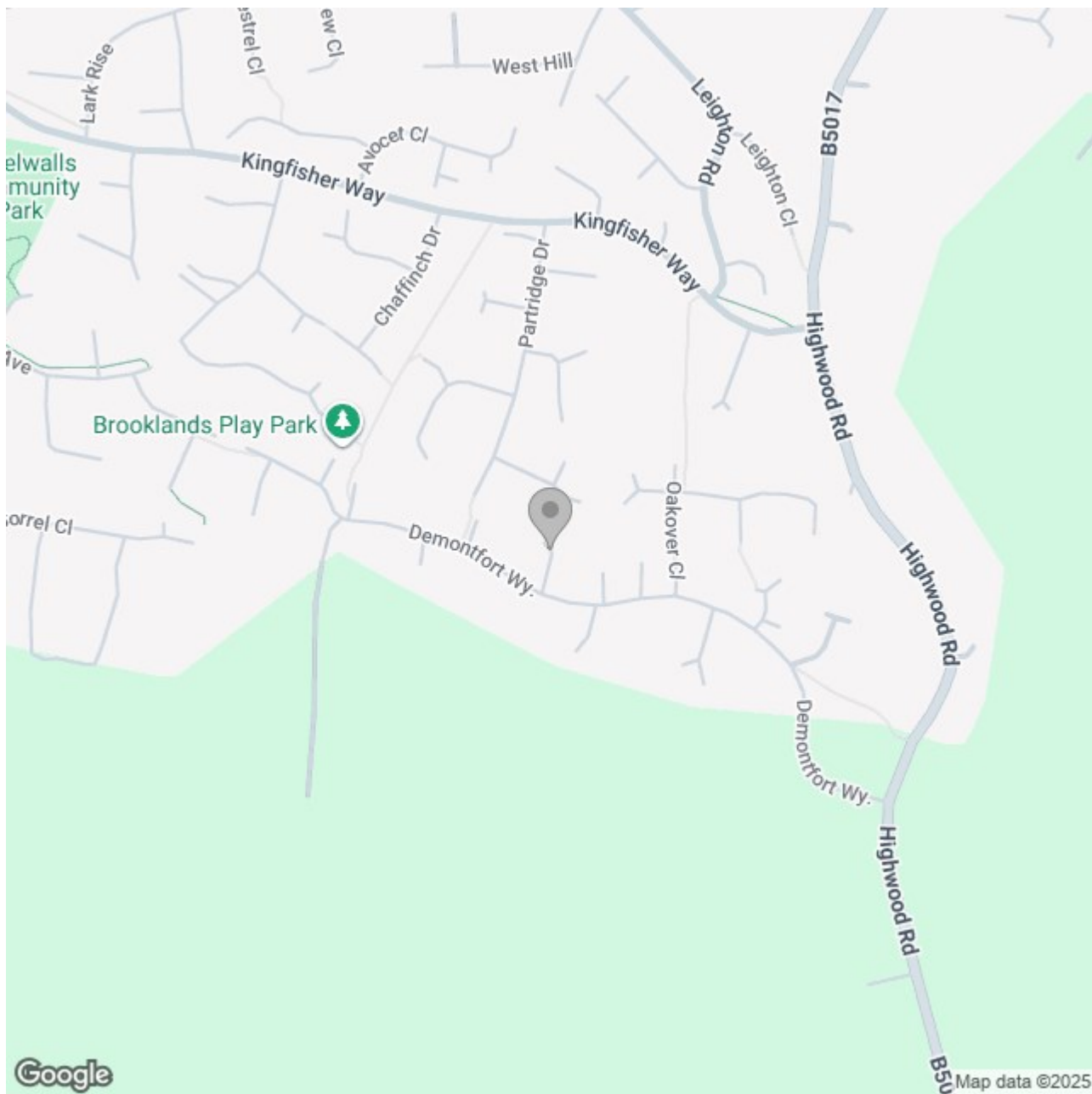
(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

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Energy Efficiency Rating

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