





This beautifully upgraded detached home offers an impressive blend of character features and contemporary open-plan living, set on a generous plot with an expansive rear garden. The property provides multiple reception rooms, a stunning extended kitchen-diner with lantern, three excellent bedrooms, stylish interior finishes throughout, off-street parking, a large covered carport and attached garage. An exceptional home that has been thoughtfully designed to offer both comfort and individuality.



Accommodation

GROUND FLOOR

The property is entered through a bright, welcoming porch with dual side windows and leads into a spacious hallway finished with herringbone flooring and striking internal steel-framed doors. The staircase creates a real feature, with bespoke cabinetry and wine storage neatly integrated beneath.

To the front elevation is a beautifully presented sitting room with a deep bay window fitted with plantation shutters, a panelled feature wall, and a modern stove. Glazed double doors open through to the standout open-plan kitchen-diner at the rear. This impressive space is fitted with a brick feature wall, open shelving, a space for cooker, and contrasting cabinetry. A lantern floods the room with natural light, while wide bi-folding doors open directly onto the garden, creating an exceptional entertaining space.

A further generous lounge sits to the opposite side of the hallway, complete with a character brick chimney breast, gas fire, and a large bay window. Also on the ground floor is a stylish WC cloaks with contemporary tiling and a versatile room currently used as a nail and beauty studio—ideal as a home office, treatment room, or study.

FIRST FLOOR

The first-floor landing leads to three well-proportioned bedrooms, each full of character with



exposed beams, sloped ceilings, and shuttered windows. The principal bedroom benefits from a range of fitted wardrobes and an open en-suite shower area with a glass washstand and separate shower enclosure.

The remaining two bedrooms are generous in size and enjoy elevated views over the rear garden. The family bathroom is fitted with a large corner bath, pedestal wash hand basin, and WC, with full tiling and a wide shuttered window providing natural light.







OUTSIDE

The front elevation offers excellent off-street parking with a gravelled driveway and a substantial covered carport providing sheltered parking.

The rear garden is a standout feature—expansive, private, and beautifully kept. A large lawn is surrounded by mature hedging, trees, and well-established planting. Several seating areas, including a raised decked terrace and a paved patio adjacent to the kitchen doors, create ideal spaces for outdoor dining and relaxation. There is also a garden shed for additional storage.





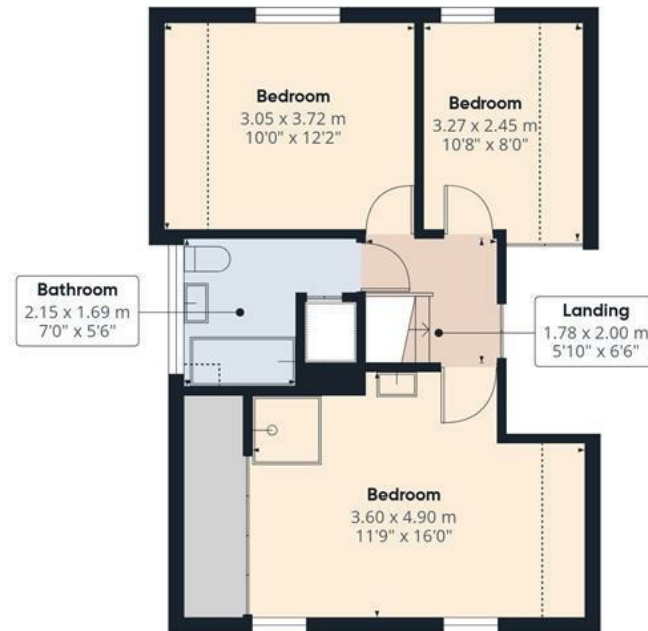








Floor 0



Floor 1



Approximate total area⁽¹⁾

112.5 m²

1211 ft²

Reduced headroom

6.9 m²

74 ft²

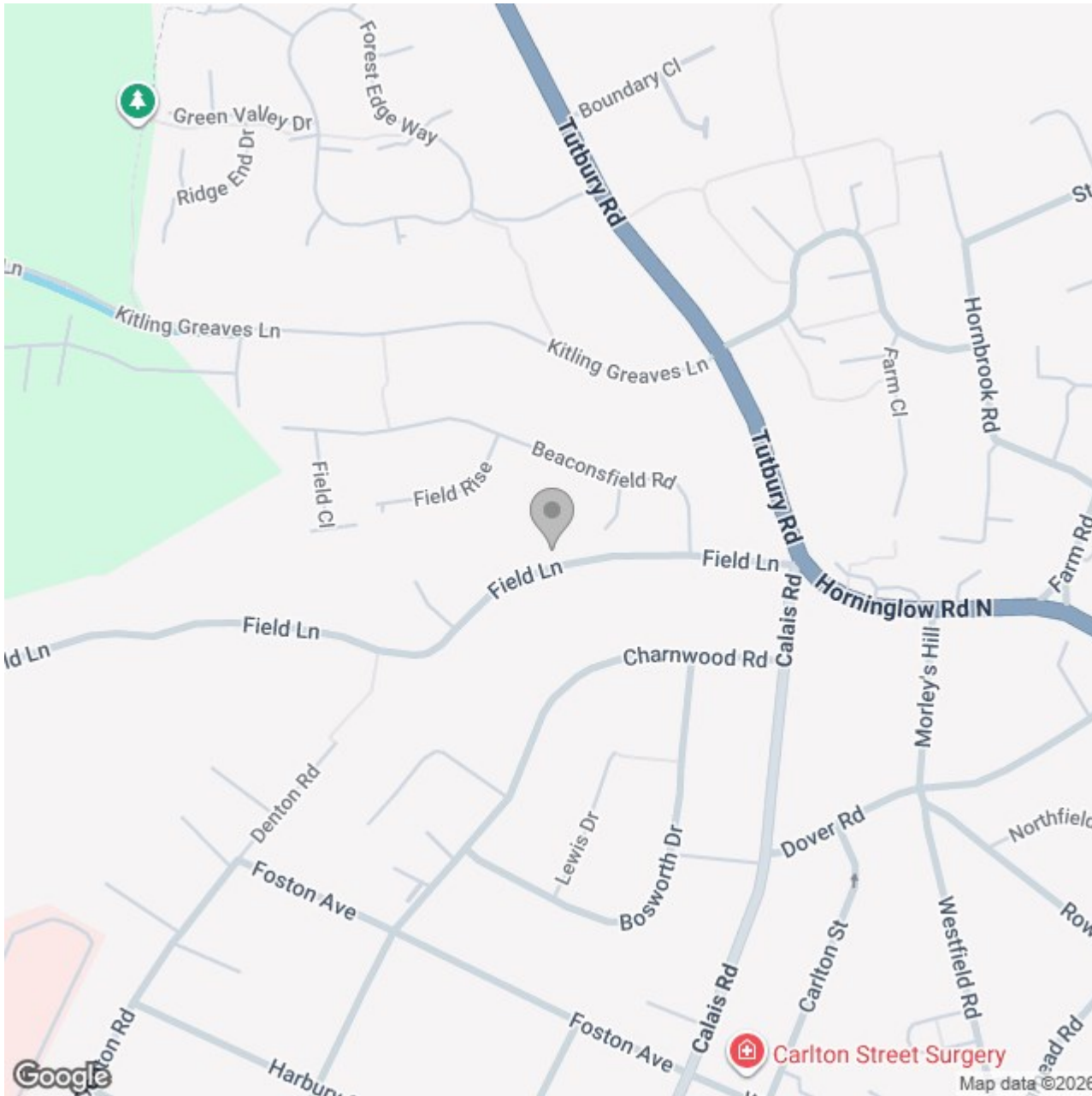
(1) Excluding balconies and terraces

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.

GIRAFFE360



Energy Efficiency Rating

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