



BRAMBLES

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Littlewood Gardens,
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650,000



- Two reception rooms with a conservatory and sun room
- Fabulous triple tandem garage with electric roller door and an exceptionally high ceiling.
- Three bedrooms, three bathrooms
- Cul de sac location
- Lovely, mature rear gardens
- Walking distance to Brookfield School
- Kitchen/dining room with integrated appliances



Ref: PRB10700

General Description

A three bedroom, three bathroom detached chalet bungalow with an exceptional triple tandem, high ceiling garage. A sunny, mature rear garden and within walking distance to Brookfield Secondary school.

Accommodation

PORCH

Upvc door with double glazed inset into porch. Exposed brickwork to walls. Wooden panelled door with leaded light effect window to side, leading to hallway.

Hallway

Fitted carpet. Carpeted turning stairs to first floor. Two radiators. Double glazed window overlooking rear garden. Wall mounted thermostat control. Panelled door with chrome fittings to airing cupboard housing hot water tank.

Lounge

Multi pane door from hallway to lounge. Lovely bright room with large double glazed window overlooking front. Fitted carpet. Radiator. Fire set in stone fireplace and hearth. Coving. Double radiator. Double multi pane french doors leading to games room.

Games Room

Fabulous room currently utilised as a bar/entertaining room with a fixed bar, fitted carpet, beams to ceiling and walls. Double radiator. Exposed brickwork. Upvc french doors to conservatory.

Conservatory

Laminate style flooring. Double glazed windows and doors to gardens. Wall lights. Electric wall mounted heater.

KITCHEN DINING ROOM

Multi pane door from hallway. Nicely fitted kitchen overlooking the front of the property with two large double glazed windows. Radiator. Dining area has a fitted carpet and space for American style fridge/freezer. The kitchen has an extensive range of fitted wall and base units incorporating display cabinet and island. One and half bowl sink and drainer with mixer tap, integrated dishwasher, integrated fridge/freezer. Lamona double electric oven, Lamona microwave and Lamona four burner electric hob with extractor fan above. Complimentary wall tiles. Upvc door with double glazed inset into garage.

Bedroom 2

Double glazed window overlooking rear gardens. Contemporary vertical radiator. Fitted carpet. Double fitted wardrobes with sliding mirrored doors. Panelled door into en suite.

En Suite

Double glazed opaque window to garden. Low level w.c. Wash hand basin set in vanity unit with chrome mixer tap. Extractor fan. Radiator. Large shower with Triton power shower. Shaver point.

Bathroom

Recently re-fitted with double glazed opaque window to garden. Low level w.c. Pedestal wash hand basin with chrome mixer taps. Chrome ladder style heated towel rail. Freestanding bath with chrome mixer taps and shower attachment. Inset spots.

Bedroom 3

Panelled door with chrome fittings from hallway. Radiator. Coving. Fitted carpet. Double glazed Upvc sliding doors to utility/sun room.

SUN ROOM/UTILITY

Space and plumbing for washing machine and space for tumble drier. Fitted base units with work surface above. Fitted carpet. Double glazed sliding patio doors and window to garden. Door to garage.

Master Bedroom

Carpeted stairs leading into master bedroom. Double aspect with double glazed windows to rear and front gardens. Radiator. Eaves storage area. Walk in wardrobe set in eaves. Fitted carpet. Opening to En Suite.

EN SUITE 2

Double glazed opaque window to garden. Fitted carpet. Tiled shower cubicle with Mira shower. Wash hand basin with chrome mixer taps and low level w.c. with concealed cistern set in vanity unit. Part tiled walls.

GARDEN

Lovely sunny, mature garden with lawned area. BBQ area and shed. Decking area with seating. Raised flower beds. Additional shed. Patio. Store room accessed via the garage and garden for storage of lawnmower and garden tools. To the front of the property is an extensive driveway for several vehicles. Pretty lawned area with mature borders and a seating area.

GARAGE

Fabulous triple tandem garage with exceptionally high ceiling. The previous owner used the garage to store their motorhome. Electric roller door to front. Power and light. Wall mounted central heating boiler.

Services

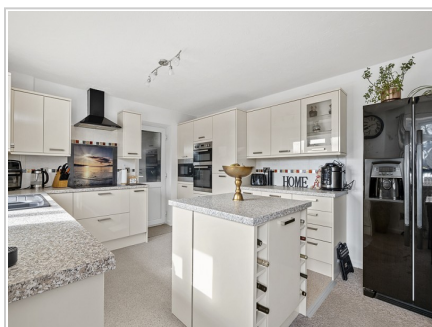
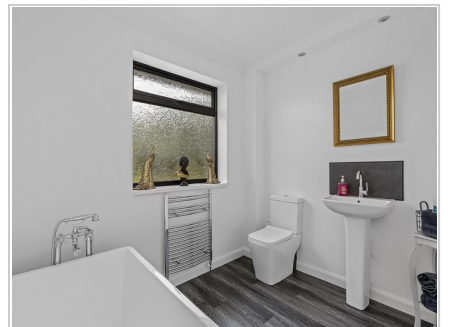
EPC Rating:66

Tenure

We are informed that the tenure is Freehold

Council Tax

Band Not Specified



GROUND FLOOR
1849 sq.ft. (171.8 sq.m.) approx.



1ST FLOOR
265 sq.ft. (24.6 sq.m.) approx.



TOTAL FLOOR AREA: 2114 sq.ft. (196.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. Stamp duty is not payable up to £125,000. From £125,001 to £250,000 - 2% of Purchase Price. From £250,001 to £925,000 - 5% of Purchase Price. From £925,001 to £1,500,000 - 10% of Purchase Price. From £1,500,001 onwards - 12% of Purchase Price. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.