





Accommodation

A stunning three bedroom detached house, located on a generous plot and situated in a quiet and sought after cul-de-sac. The property has been much improved and fully renovated in recent years by the current owner, with quality materials used and the property being finished to a very high standard throughout. The house now reveals a light and airy interior, which is ready to move into.

Whilst already extended, due to the great size plot, there is undoubtedly the scope to further extend, subject to necessary consents and permissions of course. A particular feature is the lovely established gardens, which attract a lot of sunshine throughout the day, including the delightful private rear garden.

Located in a sought-after residential area on the south side of the city, the property is situated close to schools and amenities, whilst also being near to open countryside.

On the ground floor, the main entrance door leads into the entrance hall, with stairs rising to the first floor and understairs storage. The particularly spacious lounge/diner offers a double aspect, including double doors to the rear garden. The stylish kitchen completes the downstairs layout, fitted with a range of modern units and some integrated appliances, whilst a door also leads to the rear garden. To the first floor there is a landing with loft access, double aspect main bedroom with a modern ensuite shower room and fitted wardrobe, two further bedrooms and the luxury house bathroom, offering a quality finish and coming fitted with a modern white suite, including twin sinks and a bath with a glazed screen and shower over. The property is double glazed and it also benefits from gas central heating.

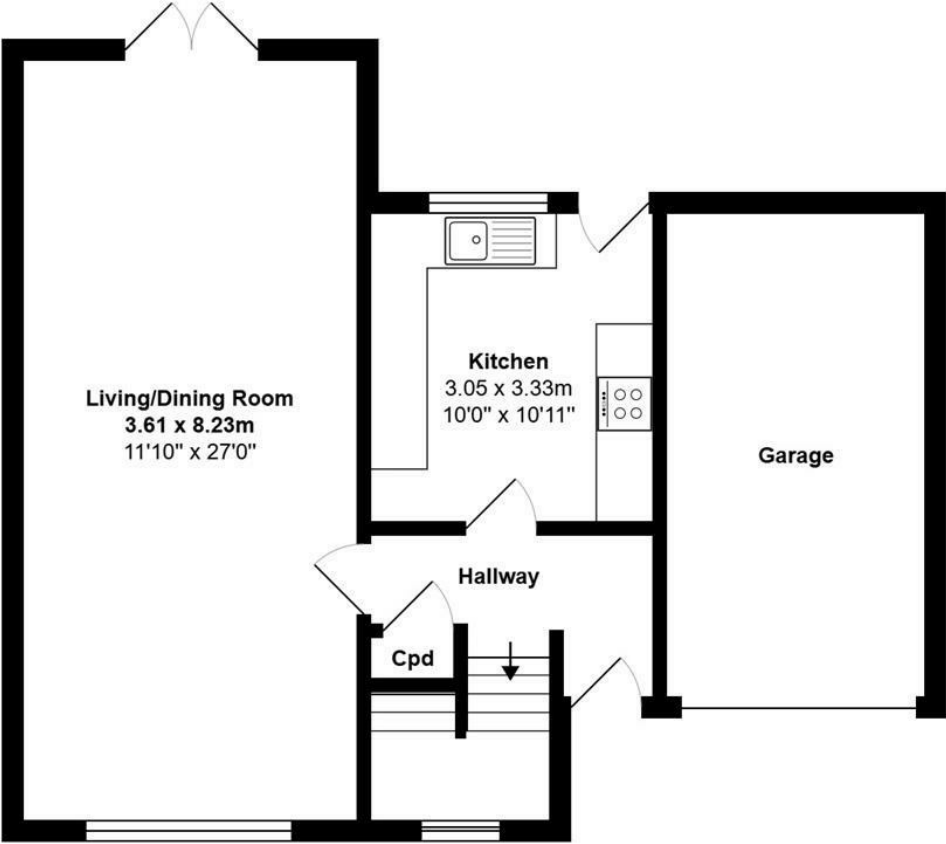
Externally there is driveway parking to the front of the property, also giving access to the single garage, with power and light, plus a further access door from the rear garden. There are wonderful established gardens to three sides, stocked with an array of plants and shrubs. The rear garden is a great size, part laid to lawn and offering an extensive patio entertainment area, whilst high hedge boundaries afford a high degree of privacy.

Properties of this standard, in this sought after area are rare to market and an early viewing is advised on this delightful home.

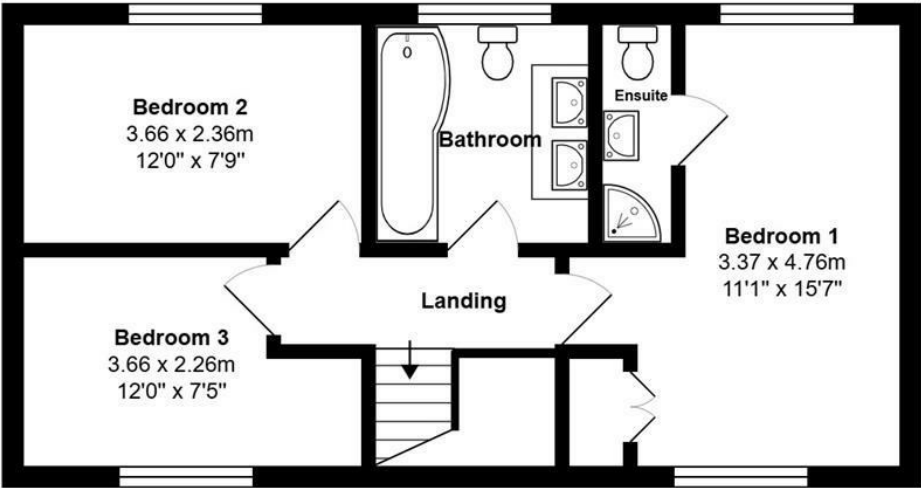




Floorplan



Ground Floor

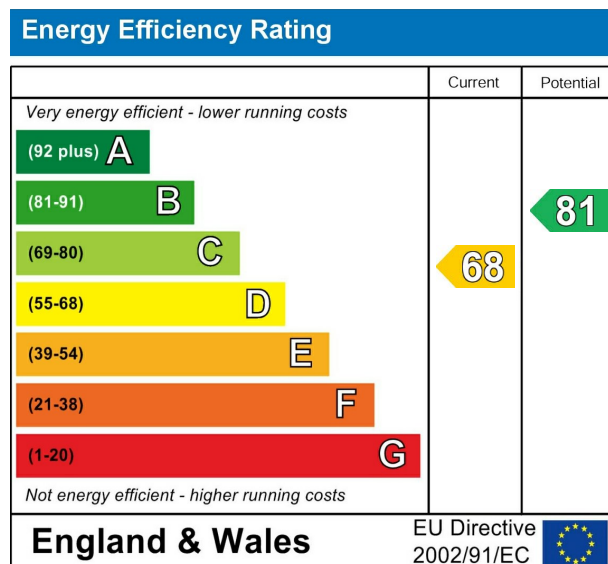


First Floor





EPC



VIEWING BY APPOINTMENT ONLY - 01765 602233 - sales@davislund.co.uk - www.davislund.co.uk

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