



## 2 Runciman Close, Pratts Bottom, BR6 7SZ

Guide Price £700,000



\*\*\*\*GUIDE PRICE £700,000-£750,000\*\*\*\*

Located in the ever popular village location of Pratts Bottom is this delightful detached family home. Situated in an elevated position with amazing far reaching views over the valley, this property needs to be viewed to be fully appreciated. Other benefits include a double garage, off street parking, and solar panels to help with rising fuel costs. Boasting four bedrooms, two reception rooms, conservatory, fitted kitchen, downstairs shower room with WC and upstairs bathroom this property would be ideal for the growing family. EPC rating B

- Detached family home
- Solar panels and cavity wall insulation
- Downstairs shower and WC
- Mature wrap around garden
- Council tax: F
- Off street parking with double garage
- Far reaching views
- Quiet location
- 1.8 miles to M25 J4
- EPC: B

