

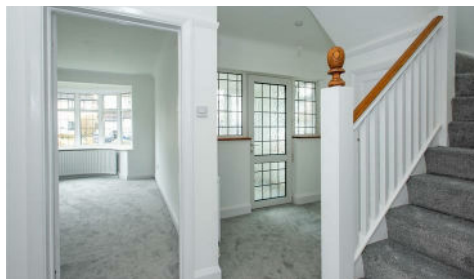


Towncourt Crescent Petts Wood BR5 1PH

Asking Price £1,250,000
Freehold



- Detached house
- Four bedrooms
- Two receptions
- Approx 150' garden
- Driveway and garage
- Offered chain free
- Council Tax Band G



A larger than average four bedroom family home, which has recently undergone refurbishment & is located within Petts Wood East's most sought after roads, giving easy access to shops, station National Trust Woodland & local parks. Amongst the property's features is its stunning and extremely secluded 150' garden, L-shaped 24'5 x 21' main reception in addition to a separate dining room & new boiler & circuit board. Offered on a no chain basis, this property is sure to attract much interest and as such an early viewing comes highly recommended.

FRONT

Lawn front garden with driveway parking for 2 cars leading up to part glazed leaded light security door with access into:

PORCH

Tiled floor. Mottled leaded light double glazed door leading into:

HALLWAY

Mottled leaded light double glazed window to front. Under stairs storage cupboard with hidden door giving access to garage. Stairs to first floor landing.

DOWNSTAIRS SHOWER ROOM

Mottled double glazed window to side. Double width walk in shower with power shower. Vanity wash hand basin and low level W.C. Chrome ladder radiator, recess spot lights, fully tiled walls and floor.

L-SHAPED RECEPTION

24'5" x 21'0" (7.44 x 6.4)

Double glazed window and patio doors overlooking secluded rear garden plus a double glazed door to side. Single radiator and double radiator plus living flame coal effect gas fire set in ornate surround.

KITCHEN

14'6" x 8'0" (4.42 x 2.44)

Double glazed window to side. Modern kitchen with an extensive range of fitted wall and base units finished in white with complementing granite effect roll top work surfaces. One 1/2 bowl under cut sink unit with mixer taps and plumbing for washing machine and integral dishwasher. Four ring induction hob with extractor hood plus electric double oven and microwave. Space for fridge and

separate freezer. Newly installed Vaillant combi boiler, chrome ladder radiator, recess spot lights and tiling to walls and floor.

LANDING

Mottled leaded light double glazed windows to side. Airing cupboard and access to loft.

BEDROOM ONE

17'5" x 12'0" (5.31 x 3.66)

Leaded light double glazed windows set in sweeping bay to front. Single radiator.

BEDROOM TWO

12'7" x 12'0" (3.84 x 3.66)

Double glazed windows overlooking secluded rear garden. Double radiator.

BEDROOM THREE

10'7" x 8'0" (3.23 x 2.44)

Double glazed windows overlooking secluded rear garden. Double radiator.

BEDROOM FOUR

10'7" x 8'0" (3.23 x 2.44)

Double glazed windows to front. Double radiator.

BATHROOM

Frosted double glazed windows to side. Luxury white three piece suite comprising bath with mixer taps and shower attachment with glass screen. Vanity wash hand basin set in its own storage area and low level W.C. Chrome ladder radiator, fully tiled walls and spot lights.

GARDEN

150'0" (45.72)

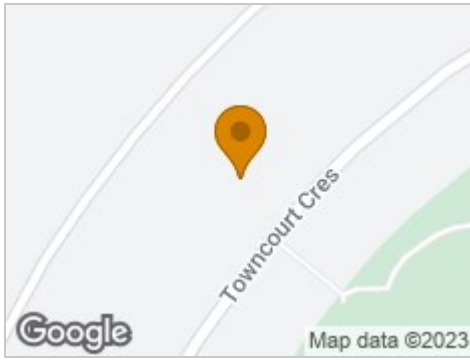
Stunning rear garden measures approx. 150' in length, is mainly laid to lawn and enjoys near total seclusion by way of natural foliage. Patio area plus decked area. Shed and a greenhouse. Side access and outside tap.

DIRECTIONS

From Petts Wood, Station Square, proceed across Petts Wood Road into Woodland Way and take right turn into Towncourt Crescent.



Road Map



Hybrid Map



Terrain Map



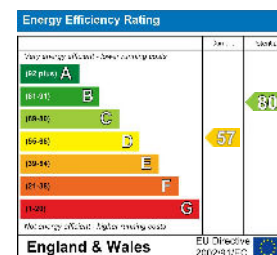
Floor Plan



Viewing

Please contact our Petts Wood Office on 01689 819991 or pettswood@edmund.co.uk should you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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