

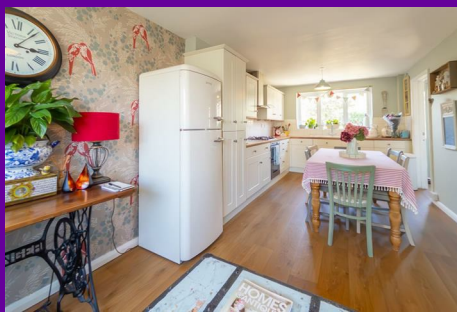
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LOCK & KEY
Estate Agents



23 Kingfisher Drive , Bowerhill, SN12 6FH

Lock and Key independent estate agents are pleased to offer this attractive, and spacious four bed detached property all beautifully presented throughout situated in a cul-de-sac on the favoured older part of Bowerhill offering good access to schools and including our cherished Kennet & Avon canal walks on the very fringe. Based on two floors the accommodation offers a welcoming entrance hall, cloakroom, dual aspect living room and log burner, a lovely conservatory and there is an fabulous kitchen / dining room leading to a useful utility. On the first floor there are four bedrooms, an ensuite and a family bathroom. Externally there is ample parking at the front leading to a detached double garage, electric roller doors, personl door, side access and a pretty fully enclosed rear garden, patio and seating areas and a useful log store. Additional features include double glazing and gas heating. It's a family home that offers space, quality condition and for the discerning buyer its a good address - location, location. Viewing is strongly recommended. No Chain.

£450,000

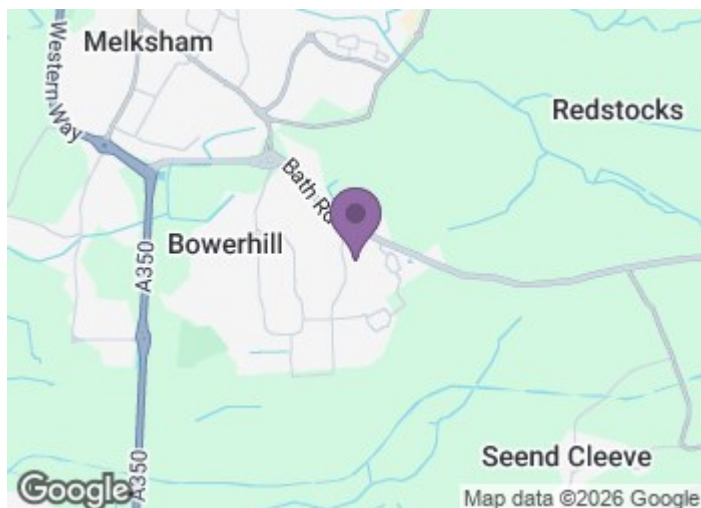
23 Kingfisher Drive

, Bowerhill, SN12 6FH



- Attractive, Detached & No Chain
- Light & Airy Living Room & Log Burner
- Four Bedrooms, En-Suite & Family Bathroom
- Side Access & Pretty Enclosed Rear Garden
- Truly Immaculate Throughout
- Lovely Conservatory
- Double Glazing & Gas Heating
- Welcoming Entrance Hall, Cloakroom
- Spacious Kitchen / Dining Room & Useful Utility
- Ample Parking & Detached Double Garage

Situation



Directions



Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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	