





This detached home on Abbott Way offers three bedrooms, a dual-aspect lounge and a kitchen diner that opens onto the rear garden. The main bedroom has built-in wardrobes and an en suite shower room. Solar panels, an EV charging point, a private driveway and a detached garage add to the practical appeal. The property has an EPC rating of A.



Accommodation

Ground floor

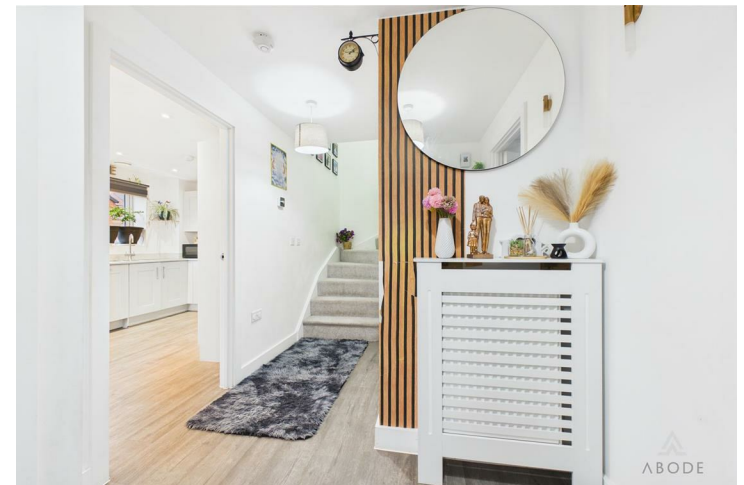
The front door opens into a generous entrance hall with a storage cupboard and access to the principal rooms. The dual-aspect lounge benefits from natural light on two sides. Across the hall, the kitchen diner provides space for cooking and dining, with fitted units, worktops, an integrated oven and a hob. French doors open from here onto the garden. A guest WC completes the ground floor.

First floor

The landing leads to three good-sized bedrooms and the family bathroom. The main bedroom includes built-in wardrobes and its own en suite shower room.

Outside

There is a small garden to the front and a lawned garden to the rear. A private driveway provides parking and leads to the detached garage, which has a side door. The property also has an EV charging point and solar panels.













WC

0.88 x 2.15 m

2'10" x 7'0"

Kitchen/Diner

2.99 x 5.37 m

9'9" x 17'7"

Lounge

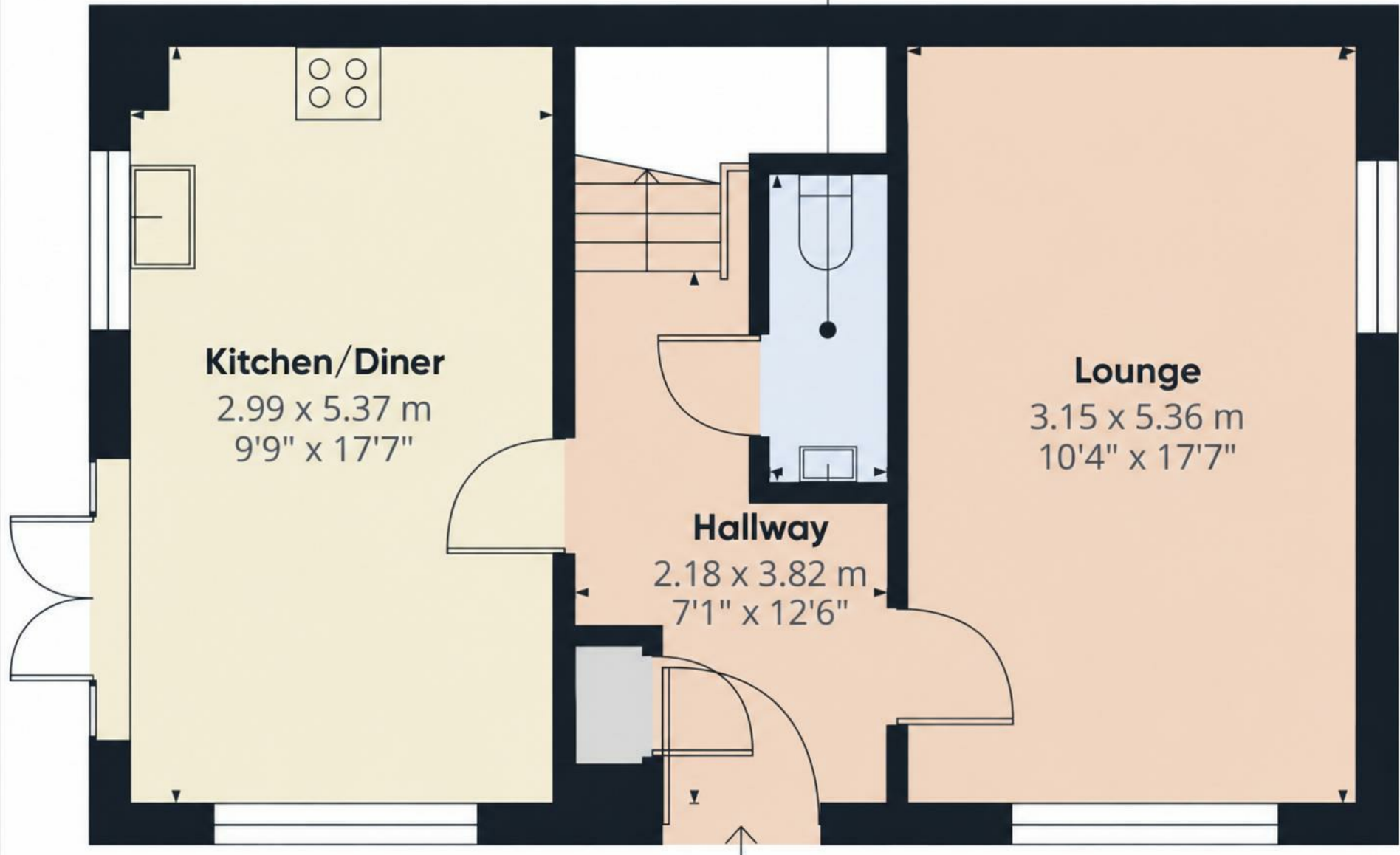
3.15 x 5.36 m

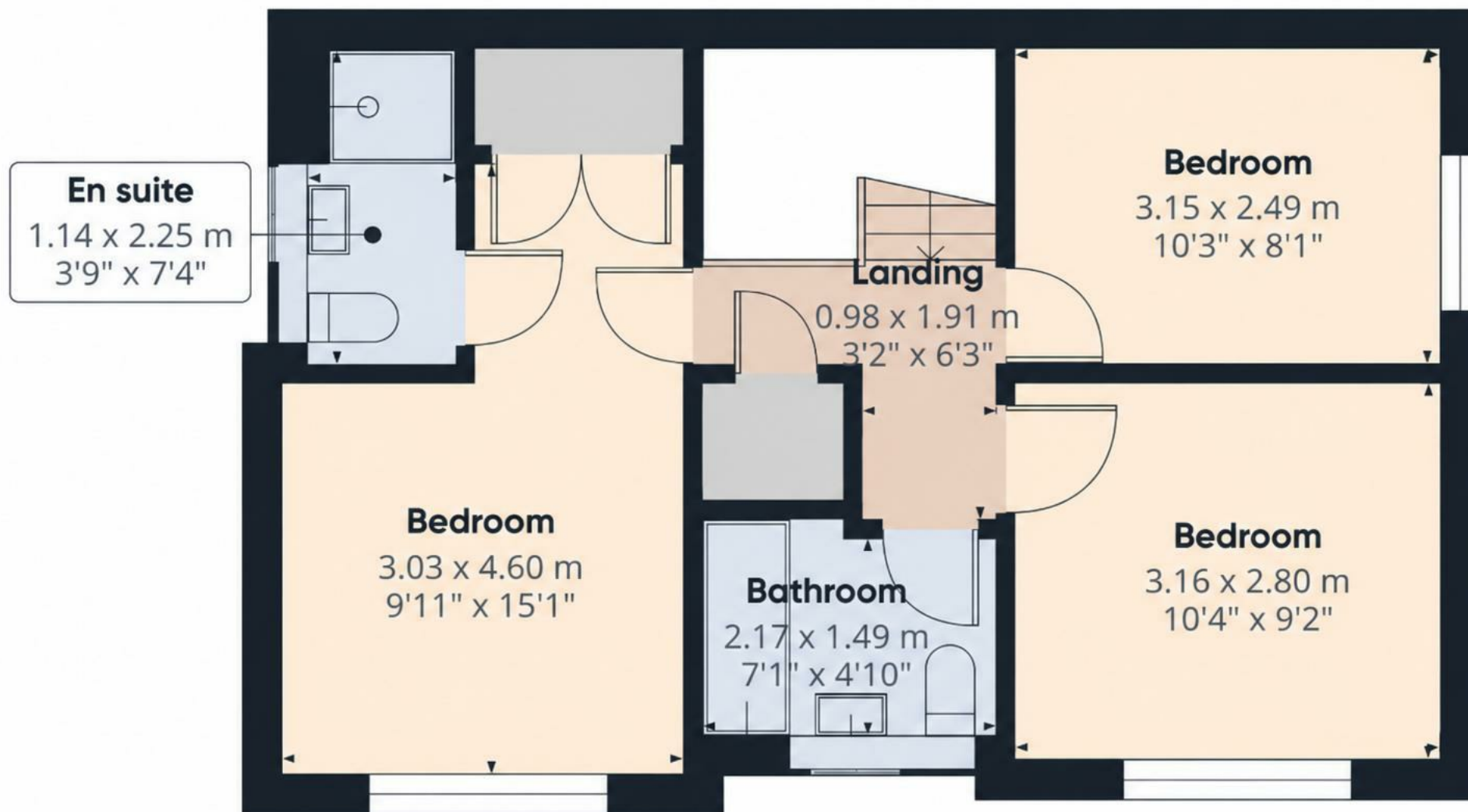
10'4" x 17'7"

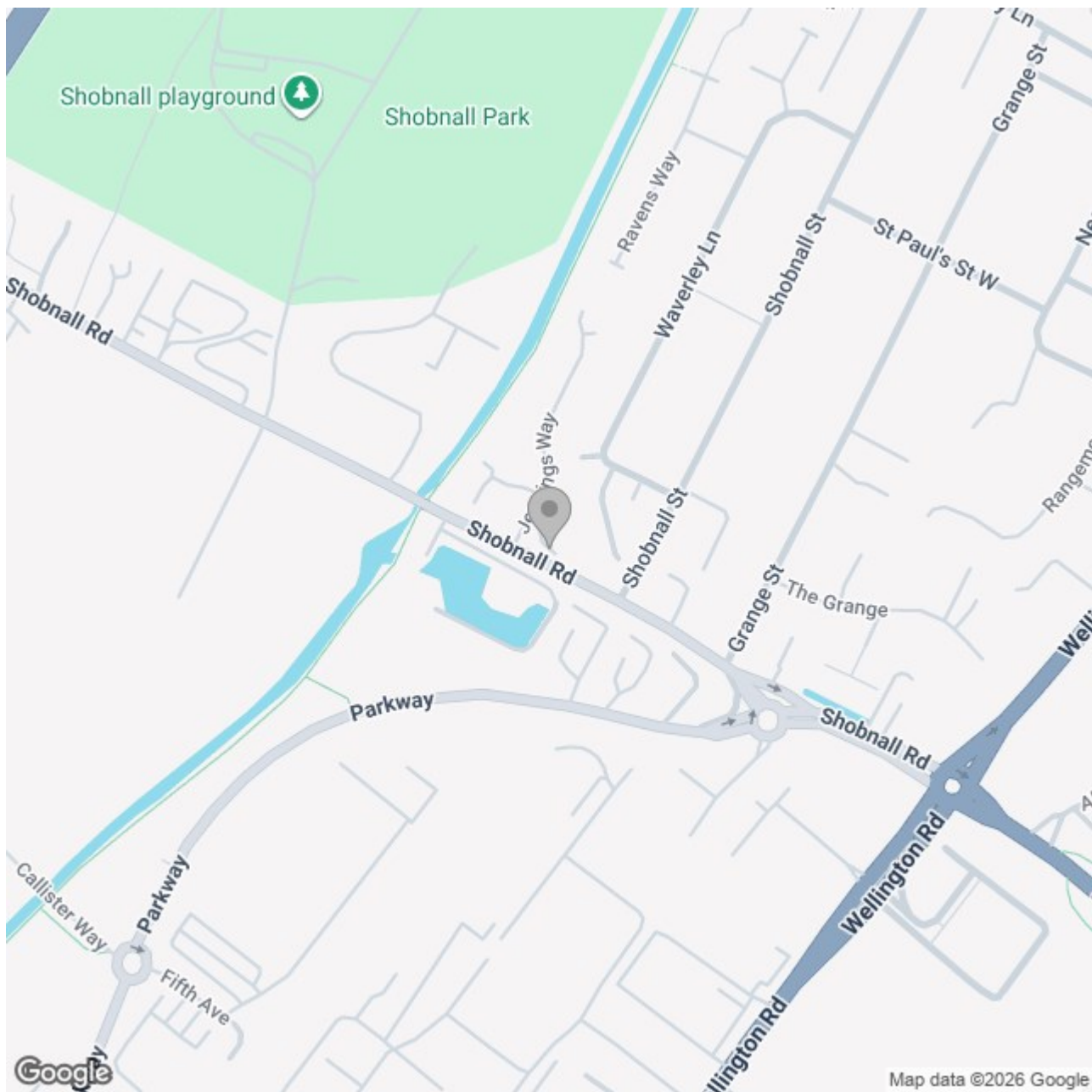
Hallway

2.18 x 3.82 m

7'1" x 12'6"







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