



45 High Street, Scotter

£450,000 Freehold

SOUGHT AFTER VILLAGE LOCATION • SUBSTANTIAL SEMI-DETACHED FAMILY HOME - BOASTING OVER 3300 SqFt • VERSATILE RANGE OF OUTBUILDINGS INCLUDING FORMER DOCTORS SURGERY & BARN • GENEROUS PRIVATE PLOT CIRCA 0.5 ACRES • FOUR GENEROUS RECEPTION ROOMS • SEVEN DOUBLE BEDROOMS WITH THREE BATHROOMS • FANTASTIC DEVELOPMENT OPPORTUNITY • IDEAL FOR MULTI-GENERATIONAL LIVING





Sitting Room

14' 11" x 13' 5" (4.54m x 4.09m)

Garage

18' 3" x 16' 10" (5.55m x 5.13m)

Bedroom 6

14' 11" x 14' 3" (4.54m x 4.34m)

Landing

10' 6" x 5' 2" (3.19m x 1.57m)

Bedroom 5

14' 3" x 12' 9" (4.34m x 3.88m)

Bedroom 4

14' 3" x 12' 4" (4.34m x 3.75m)

Bedroom 3

14' 3" x 12' 9" (4.34m x 3.88m)

Living Room

17' 8" x 13' 5" (5.38m x 4.09m)

Hallway

14' 8" x 4' 7" (4.47m x 1.39m)

Bedroom 1

13' 5" x 12' 1" (4.08m x 3.69m)

Store Room

6' 10" x 4' 1" (2.08m x 1.25m)

Dining Room





Dining Room

14' 3" x 13' 9" (4.34m x 4.19m)

Utility Room

13' 5" x 5' 2" (4.09m x 1.57m)

Kitchen

14' 3" x 13' 5" (4.34m x 4.08m)

Conservatory

13' 5" x 7' 8" (4.08m x 2.33m)

Kitchen Diner

16' 6" x 13' 11" (5.03m x 4.23m)

Lounge

21' 3" x 16' 0" (6.48m x 4.87m)

Bedroom 2

10' 0" x 8' 6" (3.05m x 2.59m)



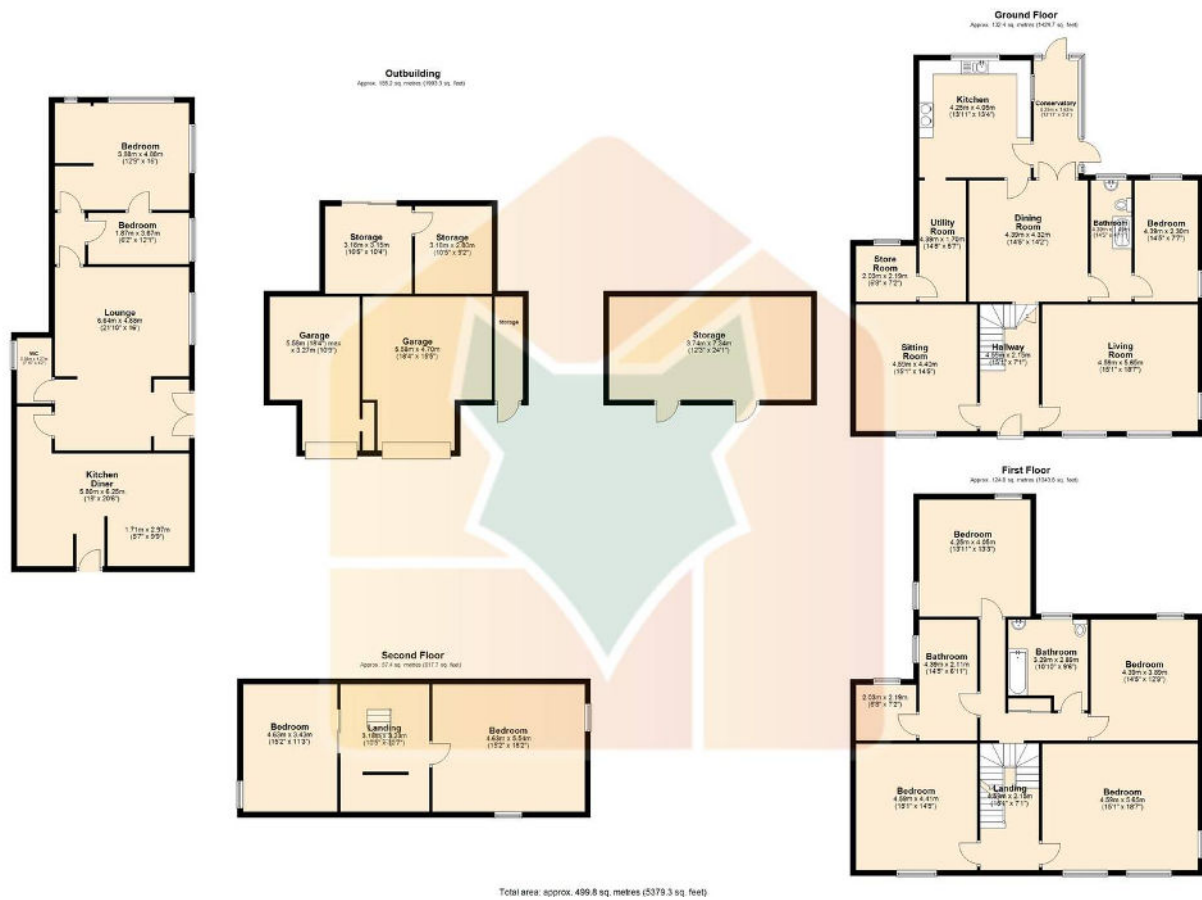
- NO CHAIN
- SUBSTANTIAL SEMI-DETACHED FAMILY HOME
- OVER 3300 SqFt
- GENEROUS PLOT
- SOUGHT AFTER VILLAGE LOCATION
- SEVEN DOUBLE BEDROOMS
- THREE RECEPTION ROOMS
- DETACHED ANNEX
- Council Tax band: E
- Tenure: Freehold
- EPC Energy Efficiency Rating: G
- EPC Environmental Impact Rating: C

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- SEVEN DOUBLE BEDROOMS WITH THREE BATHROOMS
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