



100 High Street, Wootton

£200,000 Freehold

TRADITIONAL DETACHED BUNGALOW • PEACEFUL SEMI-RURAL VILLAGE LOCATION • NO UPWARD CHAIN • 2
DOUBLE BEDROOMS • FRONT LOUNGE • DINING KITCHEN • |
PRIVATE MATURE LAWNED GARDENS • VIEW



Traditional two-bedroom bungalow in Wootton. Semi-rural setting, no onward chain, spacious lounge, garage, mature gardens, double glazing, gas heating. Ideal for downsizers or couples.

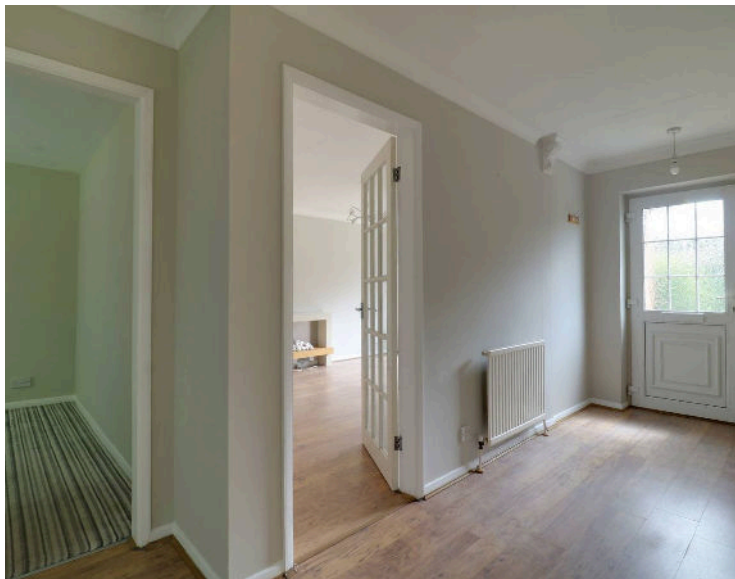
Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- TRADITIONAL DETACHED BUNGALOW
- PEACEFUL SEMI-RURAL VILLAGE LOCATION
- NO UPWARD CHAIN
- 2 DOUBLE BEDROOMS
- FRONT LOUNGE
- DINING KITCHEN
- MAIN BATHROOM
- DRIVEWAY & GARAGE
- PRIVATE MATURE LAWNED GARDENS
- VIEW VIA OUR BARTON OFFICE





Central Entrance Hallway

Includes a front uPVC double glazed entrance door with frosted glazing, laminate flooring, wall to ceiling coving, loft access, a built-in storage cupboard which houses a cylinder tank and doors lead off to;

Main Lounge

15' 11" x 11' 11" (4.86m x 3.64m)

With a front uPVC double glazed window, laminate flooring and a pebble effect fireplace and TV input.

Breakfast Kitchen

11' 11" x 13' 1" (3.63m x 4.00m)

With a rear uPVC double glazed door and adjoining window. The kitchen includes a range of pine shaker style low level units, drawer units and wall units with glazed fronts and a patterned working top surface incorporating a single stainless sink unit with a one and a half sink unit with drainer to the side and block mixer tap, four ring gas hob with drainer to the side with overhead canopied extractor fan, integral electric oven with matching grill, plumbing for a washing machine, recessed breakfast bar, tiled flooring and ceiling spotlights.

Master Bedroom 1

10' 2" x 11' 11" (3.10m x 3.64m)

With a rear uPVC double glazed window.





Front Double Bedroom 2

11' 11" x 15' 11" (3.64m x 4.86m)

With a front uPVC double glazed window and a bank of fitted wardrobes.

Main Family Bathroom

6' 11" x 6' 7" (2.10m x 2.00m)

With a rear uPVC double glazed window with frosted glazing providing a three piece suite comprising a panelled bath with overhead electric shower, pedestal wash hand basin, a low flush WC, tiled walls, cushioned flooring and ceiling spotlights.

Grounds

To the rear of the property provides a private mature lawned garden with surrounding planted borders, secure fencing, timber storage shed and access leads down the side via a driveway which leads to a detached garage. The front providing a lawned garden with mature planted shrubs and hedging providing further privacy.



Ground Floor

Approx. 72.7 sq. metres (782.4 sq. feet)



Total area: approx. 72.7 sq. metres (782.4 sq. feet)

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