



DOMINIC BRUNEAU POWERED BY **exp**™ **UK**

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15 Langley Close

Offers Over £750,000

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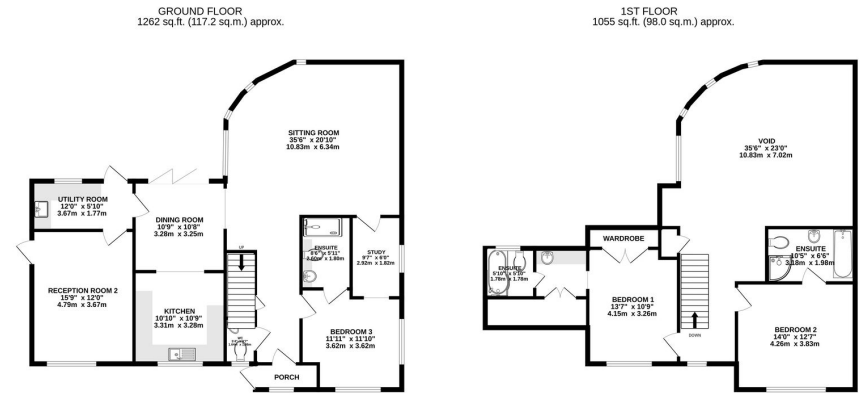
- Detached family home
- Three double bedrooms
- Three bathrooms
- Vaulted Living room
- Modern Fitted Kitchen
- Dining Room
- Second Reception Room
- Off street parking
- Cul-de-sac location
- Transport Links



A truly magnificent and unique three bedroom, the bathroom detached family home set in a beautiful, sought after and quiet cul-de-sac with some lovely views. The property provides unrivalled accommodation with a feature reception that overlooks the garden and has a vaulted ceiling. There is a dining room which leads to both the garden and well planned modern fitted kitchen as well as giving access to a utility room. Also on the ground floor is a second reception room which is front aspect and can also be used as a home office.

The master bedroom has a dressing area with built in storage and access to an ensuite, both bedrooms 2 & 3 also have access to en-suite bathrooms, whilst the ground floor bedroom also has a walk-in wardrobe/dressing area. There is a downstairs cloakroom and plenty of storage. To the front is off street parking for 3/4 cars and side pedestrian access to a secluded tiered garden with lighting, raised decking, power and a covered gazebo.





TOTAL FLOOR AREA: 2317 sq.ft. (215.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix i2024



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Energy efficiency chart