



Melfort Gardens, offers in the region of £210,000

- Well-presented four-bedroom end-link family home
- Off Road Parking
- Three double bedrooms
- Ground floor cloakroom
- Easy M4 access and nearby off-road parking
- EPC Rating: C



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About the property

We are pleased to present this well-presented four-bedroom end-link family home, offering generous living space and four good-sized bedrooms, ideal for modern family life.

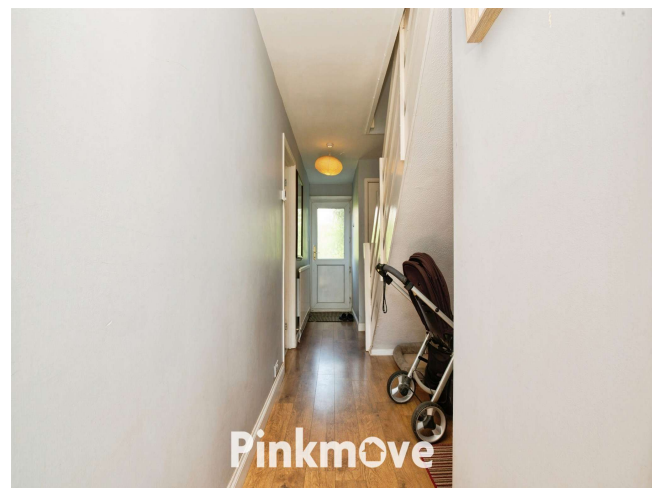
Located in a quiet residential area, the property benefits from private front access and a nearby off-road parking area. Local amenities are within easy reach, with excellent access to the M4, making this an ideal choice for commuters.

The property is approached via a low-maintenance front lawn with a pathway leading to the entrance. The welcoming hallway provides access to the ground floor accommodation, stairs to the first floor and benefits from excellent under-stairs storage. A handy ground floor cloakroom with WC is located just off the hallway.

The spacious kitchen/diner offers ample space for a family dining table alongside a fitted kitchen with room for freestanding appliances, creating a versatile and sociable hub of the home. This leads through to the generous living room, which overlooks the rear garden and offers plenty of space for living furniture.

Upstairs, the property comprises four bedrooms and a family bathroom. Bedrooms one, two and three are spacious doubles, while bedroom four is a well-proportioned single room. The bathroom is finished with a neutral white suite.

Externally, the fully enclosed rear garden features a generous lawned area with space for outdoor seating, ideal for relaxing or entertaining.



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Accommodation

Lounge

Kitchen

Wc

Bedroom 1

Bedroom 2

Bedroom 3

Bedroom 4

Bathroom

Agent Note

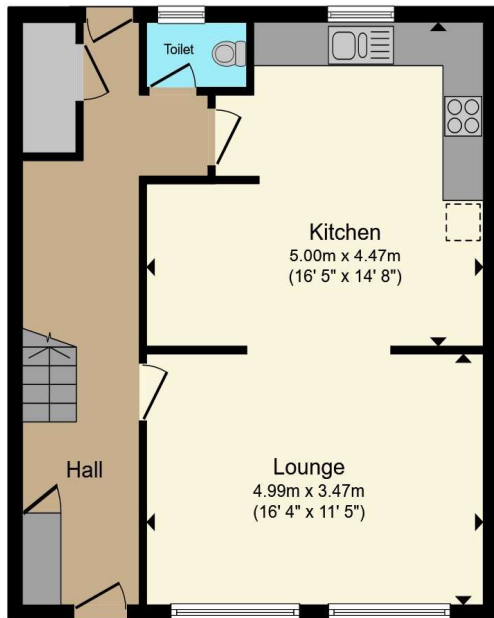
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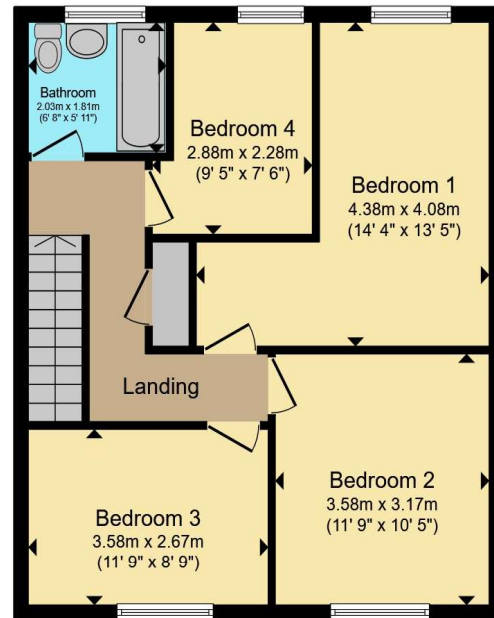
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Floorplan



Ground Floor



First Floor

Total floor area 109.7 sq.m. (1,181 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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