



Thistledown Stockenhill Road, leominster, HR6 8PP. £525,000

**Thistledown Stockenhill Road
leominster
HR6 8PP**

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PROPERTY FEATURES

- **An Extended Detached Bungalow**
- **3 Bedrooms**
- **Lounge**
- **Study And Separate Reading Room**
- **Dining Room**
- **Modern Fitted Kitchen/Breakfast Room**
- **Utility Room**
- **Family Bathroom & En-Suite Shower Room**
- **Garage**
- **Large Landscape Gardens**

To view call 01568 616666



JonathanWright
estate agents





An outstanding, detached modern bungalow offering boutique style accommodation being double glazed and gas fired centrally heated having a reception hall, lounge, large study, dining room, modern fitted kitchen with appliances and breakfast bar, reading room, cloakroom/W.C, utility room, 3 good size bedrooms, an en-suite/shower room, main family bathroom and outside large brick paved forecourt to front, a detached single garage, landscaped gardens, lawns, patios, a garden room/conservatory, office/play room and all standing in a mature and sought after residential position.

Details of Thistledown, Stockenhill Road, Leominster are further described as follows:

The property is a large detached and extended bungalow having double glazed accommodation. Double opening doors open into a small porch and from the porch a double glazed door opens into a reception hall having a door off opening into the lounge.

The lounge has a double glazed window to front, feature fireplace, mantle shelf over, log and living flame electric fire inset and a door from the lounge opens into the study.

The study has double glazed windows, one to front and one to side, lighting power and a radiator. From the lounge double opening doors lead into the dining room. The well appointed dining room has lighting, power, panelled radiator and an archway leading through into the large, modern fitted kitchen/breakfast room.

The kitchen/breakfast room has base units, cupboards and drawers, tall larder units, an inset gas hob with 6 rings and an extractor hood with light over. To the side is a built-in fan assisted double oven with grill, cupboard space over and under, a centre island with breakfast bar, additional cupboards, vertical heated radiator, ceiling downlighters, double glazed windows, panelled radiator and a door opening into a rear hallway.

The inner hallway gives access into the reading room. The reading room is UPVC double glazed overlooking the garden and has an opening door into the garden. From the reading room a door opens into a cloakroom/W.C. having a low flush W.C, wash hand basin and a door opening into a larder with shelving. From the reading room a door opens into a utility room having a working surface, sink unit, space and plumbing for a washing machine and appliances, eye-level cupboards and a door opening into a walk-in airing cupboard with shelving. From the reception hall a feature archway leads to bedroom one.

Bedroom one has a window overlooking the rear garden and a door opening into a large en-suite/shower room.

The newly fitted en-suite shower room has an enclosed shower cubicle, vanity wash hand basin, low flush W.C, downlighters, window to rear and a door opening into a well appointed walk-in large wardrobe.

From the inner hallway a door opens into the main bathroom having a panelled bath, shower over, low flush W.C, vanity wash hand basin and a window to side.

From the inner hallway walking back to the main hallway a door leads off to 2 additional bedrooms. Bedroom two has a window overlooking the gardens to front.

Bedroom three also has a window overlooking the gardens to front.

In the main reception hall there are 2 large cloaks cupboards and an inspection hatch to the roof space above.

AGENTS NOTE.

The property has been recently modernised throughout, gas fired centrally heated, with the gas boiler wall mounted in a boiler cupboard with a door opening from the kitchen.

OUTSIDE.

The property is approached to the front off Stockenhill Road with a splayed drive leading onto a brick paved forecourt with parking for several motor vehicles, lawned gardens to front, floral and shrub borders and hedging, gates giving access across the side and to the rear and also a detached single garage.

GARAGE.

The garage has an electric roller door to front, concreted floor, power, lighting and a door from the side opening into the gardens. A brick paved pathway continues past lawn gardens around to the rear.

REAR GARDEN.

The landscaped gardens has a large patio/seating area, low retaining walls, plenty of seating and patio areas, all secluded and peaceful. There is a pergola, lawned gardens, a large detached summer house of UPVC construction, being UPVC double glazed with ceramic tiled flooring, opening windows, lighting and power.

To the side is a potting shed, also an office/playroom having leaded glazed windows, power, lighting and double doors to front. There is plenty of room for a productive vegetable garden, a soft fruit garden, young fruit trees, all very well maintained, level and well fenced.

SERVICES.

All mains services are connected, gas fired central heating and telephone to BT regulations.

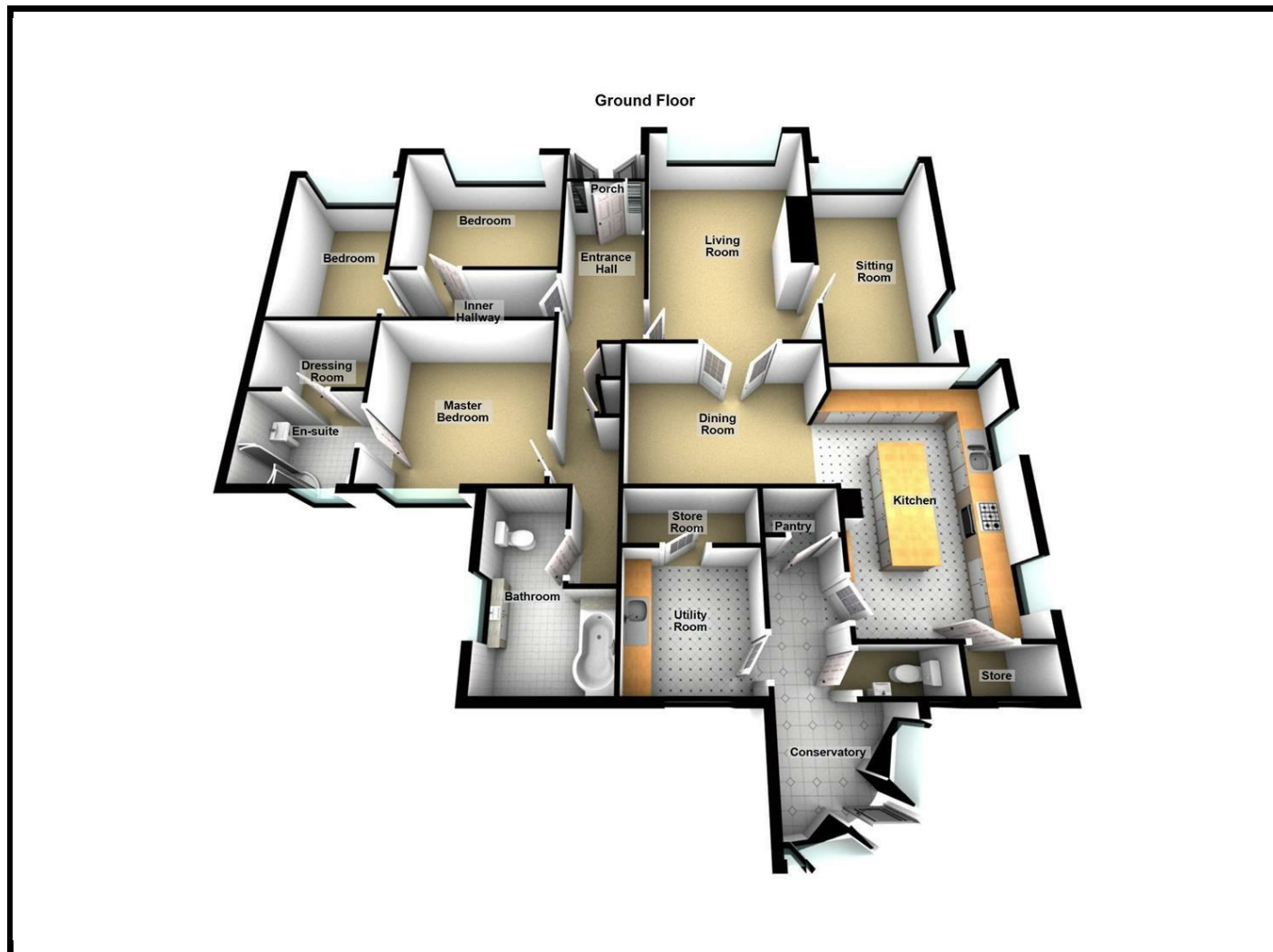
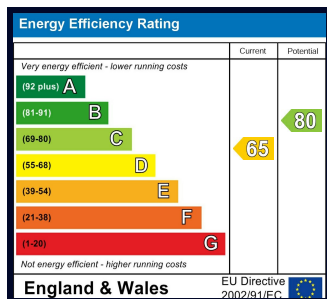


ROOMS AND SIZES

Porch	
Lounge	5.59m x 3.53m (18'4" x 11'7")
Study	5.23m x 2.62m (17'2" x 8'7")
Dining Room	4.04m x 2.97m (13'3" x 9'9")
Kitchen/Breakfast Room	4.78m x 3.48m (15'8" x 11'5")
Reading Room	
Cloakroom/W.C.	
Utility Room	2.57m x 2.54m (8'5" x 8'4")
Bedroom One	3.58m x 3.58m (11'9" x 11'9")
En-Suite Shower Room & Dressing Room	
Bathroom	3.73m x 2.44m (max) (12'3" x 8' (max))
Bedroom Two	3.48m x 3.10m (11'5" x 10'2")
Bedroom Three	3.66m x 2.31m (12' x 7'7")
Garage	5.87m x 2.87m (19'3" x 9'5")
Rear Garden	
Office/Playroom	2.90m x 2.90m (9'6" x 9'6")
Summerhouse	3.60 x 3.60 (11'9" x 11'9")

PROPERTY INFORMATION

Council Tax Band - D
Property Tenure - Freehold



Appliances

Please note that the agents have not tested the appliances to the property and cannot verify they are in working order.

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