



Offers In Excess Of
£375,000
Freehold

Chilgrove Close, Goring By Sea

- Detached Bungalow
- Extended
- West Garden
- Freehold
- Three Double Bedrooms
- Driveway
- EPC - D
- Council Tax Band - D

We are pleased to present this three bedroom detached bungalow situated in a quiet close in Goring and within easy reach of the local shops and transport routes to town. The property enjoys a good size lounge/diner, kitchen, two double bedrooms and a further single bedroom, bathroom, west facing rear garden and a garage in a compound. It is located close to local schools, shops and transport links.

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Accommodation

Entrance Hall

Part obscured double glazed front door, two storage cupboards housing hot water tank and meters and EV charge connections, loft access.

Lounge 20'6" x 10'10" (6.25 x 3.30 (6.24 x 3.31))

Feature fireplace with log burner and stone hearth, engineered oak flooring, opening to extended dining area.

Orangery

Full height double glazed bi-fold doors to garden, further double glazed windows to rear, radiator, double glazed roof lantern, engineered oak flooring.

Kitchen 16'11" x 6'11" (5.18 x 2.13)

Measurements to include built in units. Soapstone composite worktop with inset one and half bowl composite sink with mixer tap over, integrated double oven with four point halogen hob and extractor over, space and plumbing for freestanding washing machine, dishwasher and American fridge/freezer, tiled flooring, double glazed window to rear, opening to lounge/diner.

Bedroom One 11'10" x 10'7" (3.61 x 3.23)

Measurements to include built in cupboard offering hanging and shelving space, double glazed window to rear, radiator.

Bedroom Two 10'11" x 7'11" (3.33 x 2.41 (3.34 x 2.42))

Double glazed window to front, radiator.

Bedroom Three 10'10" x 7'9" (3.30 x 2.36 (3.31 x 2.35))

Double glazed window to front, radiator.

Bathroom

White bathroom suite, vanity unit with low level W.C, storage below and surface mounted sink with mixer tap above, L shaped bath with aqua Lisa power shower and glass screen over, radiator, obscured double glazed window to front, tiled floor and and tiled walls, extractor fan.

Front Garden

Laid to hard standing with parking for multiple cars, EV charging point, side access to rear garden

Rear Garden

West facing, mainly laid to lawn, patio area, shed, access to garage compound, side access gate, log store, flower and shrub borders, side access to front of property

Conservatory 9'3" x 5'5" (2.82 x 1.65 (2.83 x 1.66))

Double glazed construction with polycarbonate roof, door to garden, double glazed window to Bedroom One.

Garage in compound

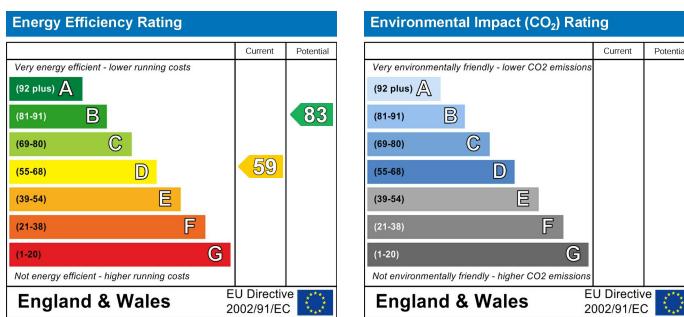
Up and over door, accessed via Chilgrove Close, wooden board and felt roof (replaced in 2020) construction.



Floorplan



Total area: approx. 88.7 sq. metres (954.5 sq. feet)



The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.