

- £1,950 Per Calendar Month



3



2



1



Description

Robert Luff & Co are delighted to offer this charming detached bungalow graced with three generous bedrooms and two inviting reception rooms. Step inside to discover an extended dining room and a delightful conservatory that will surely become your favourite relaxation spot. The modern fitted kitchen and bathroom featuring a luxurious bath and a separate shower provide a touch of luxury to your daily living. You'll also find the convenience of a cloakroom.

Step outdoors and explore the lovely front gardens, abundant parking, and a garage that offers plenty of space. The spacious rear garden is perfect for outdoor enjoyment. Viewing is highly recommended for this exceptional property.

AVAILABLE MID-FEB ONWARDS 2026

Key Features

- Extended detached bungalow
- Three bedrooms
- Dining area
- Drive to front
- EPC energy rating D (63)
- Viewing advised
- Lounge to rear
- Delightful conservatory with views over beautiful mature rear garden
- Garage
- AVAILABLE MID-FEB ONWARDS 2026





Wooden front door into

Entrance Hall

Double glazed window, airing cupboard with slatted shelving, radiator.

Cloakroom/W.C.

Low-level w.c, wash hand basin, obscured double glazed window, part tiled walls, heated towel rail.

Living Room

5.4 into bay x 3.63 (17'8" into bay x 11'10")

Range of double glazed windows giving double aspect, fireplace, two radiators, TV point.

Dining Room

6.46 x 3.48 reducing to 3.04 (21'2" x 11'5" reducing to 9'11")

Range of double glazed windows giving double aspect and views over the rear garden, two radiators, TV and telephone point, double glazed double doors to:

Conservatory

3.57 x 2.51 (11'8" x 8'2")

Double glazed windows and doors onto the rear garden, wall light point and personal door to garage. Door to garage and utility area.

Kitchen

3.01 x 2.74 (9'10" x 8'11")

Measurements to include built in units. Matching range of floor and wall units with work top surfaces and inset single bowl single drainer sink unit with mixer tap over, built in oven, hob, integrated fridge/freezer and dishwasher, floor mounted boiler with timer controls, part tiled walls, tiled floor, double glazed window and door giving side access.

Bedroom One

3.33 x 3.03 (10'11" x 9'11")

Measurements to include built in mirror fronted wardrobes which are one length of the wall with hanging space and shelves, double glazed window, radiator.

Bedroom Two

3.20 x 2.40 (10'5" x 7'10")

Measurements to include built in wardrobes with hanging space and shelving, double glazed window, radiator.

Bathroom/W.C.

New white suite with panelled bath, mixer tap and shower attachment, low-level w.c, pedestal wash hand basin, heated towel rail and radiator, glazed bathroom cabinet, access to loft space, part tiled walls, obscured double glazed window, step-in corner shower with wall

mounted shower and glass screen.

Front Garden

Laid mainly to shingle and paving, driveway for numerous vehicles and access to garage.

Rear Garden

Laid to shaped lawn, paved patio, flower and shrub borders, shed, greenhouse, ornamental pond.

Garage

5.44 x 2.44 (17'10" x 8'0")

Power and light, sink unit, washing/tumble dryer included, gas meter, up and over door, water tap.





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Robert
Luff
& Co

Floor Plan Compton Avenue



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			

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.

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