



Castle Hill Road

Totterhoe, LU6

Offers In Excess Of £550,000



EST. 2011

Castle Hill Road, Totternhoe, LU6 1QG

Quarters are delighted to offer for sale this immaculate four bedroom detached family home, situated in the highly desirable village of Totternhoe, which boasts excellent transport links and popular schooling. The property is enviably nestled at the foot of Totternhoe Knolls, a National Trust site, and enjoys spectacular views over open countryside to the front. The property has been much improved by the current owners, and offers bright and spacious accommodation comprising: Entrance hallway, 21ft lounge, kitchen, dining room, cloakroom/WC, four bedrooms (master with en-suite) and family bathroom. Additional benefits include double glazing, gas central heating, garage, carport, ample driveway parking and well maintained landscaped gardens. Viewing is highly recommended to appreciate the finish and the setting of this property.

Entrance Hallway:

Enter via double glazed front door. Double panel radiator. Doors to all ground floor rooms. Stairs to first floor. Storage cupboard under stairs. Wood effect flooring. Coving to ceiling.

Lounge:

21'10 x 11'7

Two double glazed windows to front aspect. Two single panel radiators. Telephone point. Television point. Coving to ceiling.

Kitchen:

11'7 x 9'7

Double glazed window to rear aspect. Under cupboard fan heater. Fitted kitchen comprising drainer sink with cupboard under. Further range of wall and base level units with roll edge work surface over. Integrated fridge freezer, washing machine, dishwasher and double oven. Hob with filter hood over. Tiling to all walls.

Dining Room:

11'9 x 11'8

Double glazed double doors to garden. Single panel radiator. Continuation of hallway flooring.

Cloakroom/WC:

Double glazed window to side aspect. Single panel radiator. Refitted white suite comprising low level WC and pedestal wash hand basin.

First Floor:

Landing:

Doors to all bedrooms and family bathroom. Airing cupboard. Loft access.

Bedroom One:

11'9 x 11'9

Double glazed window to rear aspect. Single panel radiator. Door to:

En-Suite Shower Room:

Double double window to side aspect. Chrome heated towel rail. Refitted white suite comprising low level WC, pedestal wash hand basin and shower cubicle. Tiling to all walls. Shavers point. Extractor fan.

Bedroom Two:

11'10 x 11'8 (max)

Double glazed window to front aspect. Single panel radiator. Built in wardrobe.

Bedroom Three:

9'9 x 8'9

Double glazed window to rear aspect. Single panel radiator. Built in wardrobe.

Bedroom Four:

9'8 x 8'8

Double glazed window to front aspect. Single panel radiator. Built in wardrobe.

Family Bathroom:

Double glazed window to side aspect. Chrome heated towel rail. Refitted white suite comprising low level WC, vanity wash hand basin and panel bath with shower attachment over. Tiling to all walls. Shavers point.

Outside:

Front:

Driveway extending to front door and garage with car port. Landscaped lawn and paved patio areas. Gated access to rear of property.

Rear:

Landscaped rear garden with paved patio areas and raised lawn. Enclosed by panel fence borders with mature plants and shrubs. Gated access to front of property.

Garage:

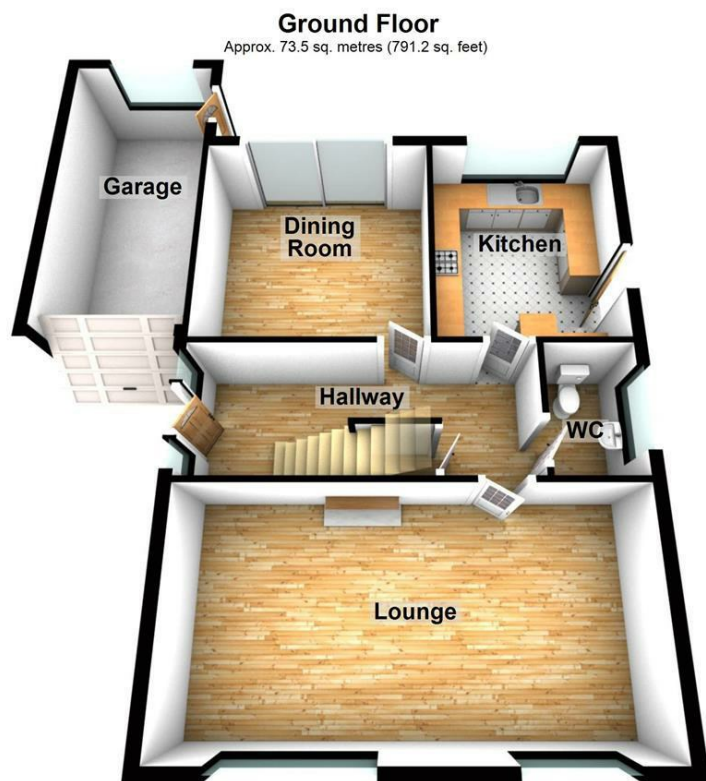
16'5 x 7'8

Access via up and over. Courtesy door to garden. Window to rear aspect. Power and lighting.

Agent's Note:

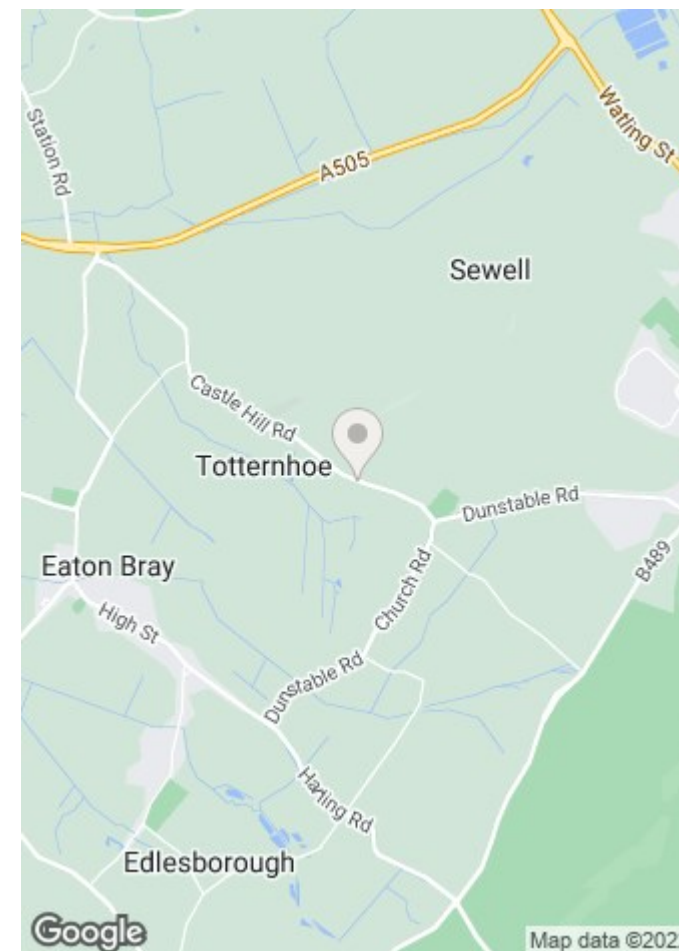
This is a freehold property. Council Tax band: F

Floor Plan



Total area: approx. 135.6 sq. metres (1459.9 sq. feet)

Map



17-21 Ropa Court, Leighton Buzzard, Bedfordshire, LU7 1DU

T: 01525 853733 E: info@quartersestateagents.co.uk

www.quartersestateagents.co.uk

