



5 Tidebrook Place

Packmoor, ST6 6XF

Offers in excess of £299,950



An Exceptional Four Bedroom Executive Detached Residence on a Generous Corner Plot

Carters are delighted to present this outstanding modern executive detached home, occupying a prominent corner position and offering substantial living accommodation, extensive parking, and low maintenance landscaped gardens—ideal for family living.

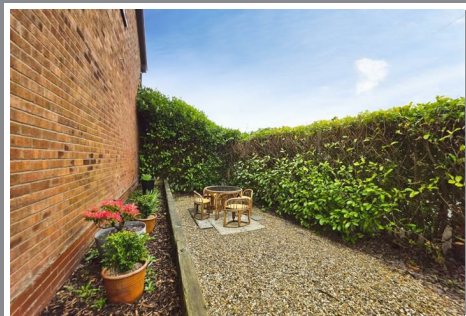
To the front of the property, a generous block-paved driveway provides off-road parking for up to four vehicles, complemented by an additional side driveway offering further parking for two vehicles. Upon entering, you are welcomed by an elegant entrance hallway, setting the tone for the accommodation throughout. The spacious and contemporary lounge features a bespoke fitted TV unit and a striking box bay window, allowing for an abundance of natural light. The heart of the home lies to the rear, where a modern fitted kitchen benefits from a range of integrated appliances and ample dining space. A separate dining area with sliding patio doors leads seamlessly into the conservatory, creating an ideal space for entertaining while enjoying views over the rear garden. The ground floor accommodation is further enhanced by a convenient WC/cloakroom. To the first floor, the property offers four well-proportioned bedrooms. The principal bedroom benefits from a recently installed, luxurious en-suite shower room, while a three-piece family bathroom serves the remaining bedrooms. Externally, the property continues to impress, featuring an attached tandem garage with power, lighting, and plumbing, in addition to a separate detached garage—providing excellent storage or further potential. The rear and side gardens have been thoughtfully designed for low maintenance, boasting a generous decking area and raised sleeper borders filled with a variety of established plants, shrubs, and seasonal flowers—perfect for outdoor relaxation and entertaining.

Early viewing is highly recommended to fully appreciate the quality, space, and position.

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Entrance Hallway

Composite double glazed entrance door to the front elevation. Access to the stairs. Radiator. Laminate flooring.

Living Room

18'10" x 11'7" (5.74m x 3.53m)
UPVC double glazed box bay window to the front elevation. Fitted TV unit. Double radiator. TV aerial point. Laminate flooring.

Breakfast Kitchen

15'5" x 9'8" (4.70m x 2.95m)
UPVC double glazed window to the rear elevation. Internal door to the tandem garage. Fitted kitchen having a range of wall, base and drawer units. Wood effect laminate work surfaces. Stainless steel sink with a mixer tap. Range style Logik oven having two ovens, a grill and a storage drawer, and a five ring gas hob. Built in extractor hood. American style fridge freezer. Integrated dishwasher. Space for a washing machine. Partially tiled walls. Radiator. Dining space. Laminate flooring.

Dining Room

12' x 9'2" (3.66m x 2.79m)
UPVC double glazed sliding patio doors to the rear elevation leading to the conservatory. Pendant lighting. Radiator.

Conservatory

9'4" x 11'9" (2.84m x 3.58m)
UPVC double glazed french doors to the side elevation leading to the rear garden. UPVC double glazed windows to the side and rear elevations. Ceiling fan light.

W.C

UPVC double glazed window to the front elevation. Mid level w.c. Wall mounted wash hand basin. Partially tiled walls. Radiator. Laminate flooring.

Stairs and Landing

UPVC double glazed window to the side elevation. Access to the loft. Airing cupboard.

Bedroom One

13'4" x 12'3" (4.06m x 3.73m)
UPVC double glazed box bay window to the front elevation. Fitted wardrobes. Radiator. Laminate flooring.

En Suite

UPVC double glazed window to the side elevation. Luxurious recently fitted suite comprising of; a shower enclosure, counter top sink with storage under and a recessed w.c. Fully tiled walls. Heated towel rail. Extractor fan. Recessed ceiling down lighters. LED mirror. Tiled flooring.

Bedroom Two

11'1" x 7'11" (3.38m x 2.41m)
UPVC double glazed window to the rear elevation. Fitted wardrobes. TV bracket. Radiator. Laminate flooring.

Bedroom Three

7'1" x 9'9" (2.16m x 2.97m)
UPVC double glazed window to the front elevation. Fitted single bed frame with storage under. Radiator. Laminate flooring.

Bedroom Four

6'1" x 9'2" (1.85m x 2.79m)
UPVC double glazed window to the

rear elevation. Fitted wardrobes. Radiator. Laminate flooring.

Bathroom

UPVC double glazed window to the side elevation. Three piece bathroom suite comprising of; a panel bath with shower over, mid level w.c. and a pedestal wash hand basin. Fully tiled walls. Radiator. Tiled flooring.

Tandem Garage

33'9" x 8'1" (10.29m x 2.46m)
Up and over garage door to the front elevation. UPVC double glazed entrance door to the rear elevation leading to the garden. Power and lighting. Plumbing for a washing machine.

Second Garage

23'2" x 12'10" (7.06m x 3.91m)
Up and over garage door to the front elevation. Three steel frame single glazed windows to the side elevation. UPVC double glazed entrance door to the side elevation.

Externally

The front of the property features a block-paved driveway offering off-road parking for up to four vehicles, complemented by a small lawned garden with a variety of plants and shrubs. To the side, a further paved driveway—accessed via secure wooden gates—provides additional parking for two vehicles.

Also to the side is a gravel garden, bordered by tall conifer trees that offer a good degree of privacy. This area is enhanced by raised railway sleeper beds planted with a selection of seasonal plants and shrubs.

To the rear, there is an imprinted concrete patio area along with a generous decking space, ideal for outdoor entertaining. For added convenience, the garden is equipped with two double power sockets and an external water tap.

Additional Information

Freehold. Council Tax Band C.

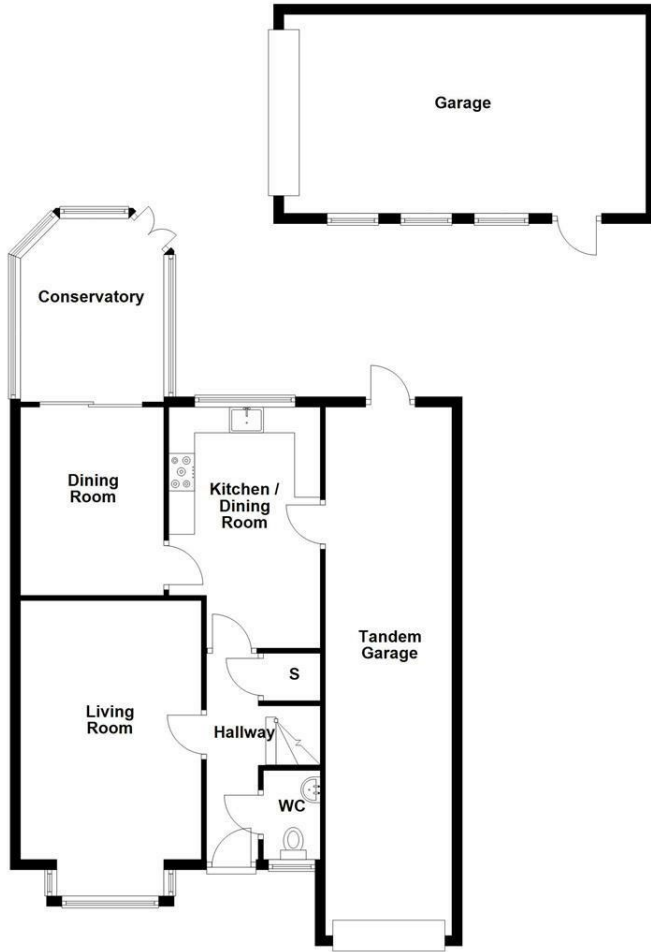
Total Floor Area: TBC.

Disclaimer

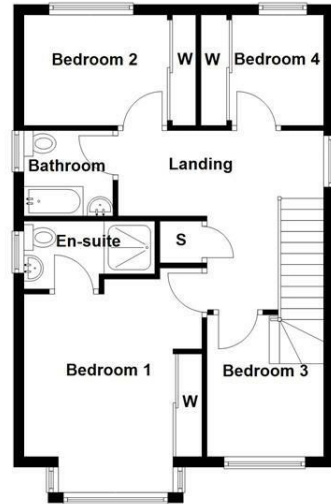
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Tel: 01782 470391

Ground Floor



First Floor



Road Map



Hybrid Map



Energy Efficiency Graph

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

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not environmentally friendly - higher CO2 emissions</i>			
England & Wales	EU Directive 2002/91/EC		

Viewing

Please contact our Carters Estate Agents Office on 01782 470391 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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