*To arrange a viewing contact us today on 01268 777400*

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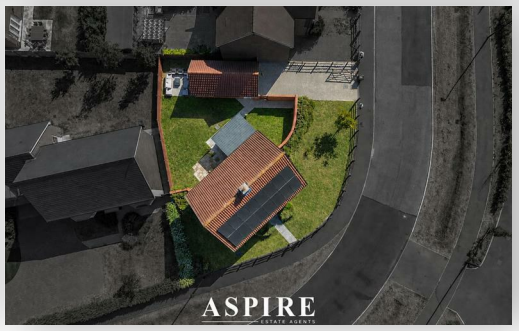


# St. Lukes Way, Wickford Guide price £750,000

Set within the highly desirable St Luke's Park development in Runwell, this impressive four-bedroom countryside-built home occupies a generous corner plot, offering spacious modern family living surrounded by nature and beautiful countryside.

GUIDE PRICE £750,000-£800,000

The substantial frontage provides ample off-street parking, along with a garage, while the attractive corner position gives the property an excellent sense of space.

Stepping inside, a welcoming and particularly spacious entrance hallway provides access to the principal living areas, as well as a convenient ground-floor WC. To the left is a large lounge, beautifully filled with natural light courtesy of an abundance of windows, with doors opening directly onto the rear garden. This bright and comfortable space is ideal for relaxing with the family.

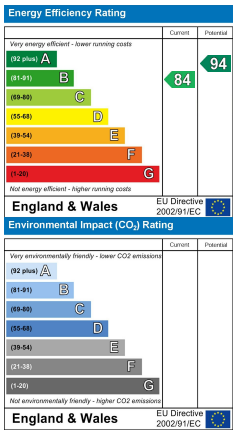
To the right, the heart of the home is the impressive open-plan kitchen/diner. The contemporary kitchen is fitted with integrated appliances and offers an excellent amount of storage and preparation space, while the generous dining area provides plenty of room for a large family dining table. Further doors open onto the rear garden, creating a fantastic flow between the indoor and outdoor living spaces and making this a superb area for entertaining.

Upstairs, the accommodation continues to impress with four generous bedrooms. The principal bedroom benefits from its own en-suite, while the remaining three bedrooms are all well-proportioned and served by a family bathroom.

Outside, the generous corner plot is a particular highlight. The rear garden has been thoughtfully arranged into different sections, providing plenty of space for children, relaxing and entertaining. Benefitting from an abundance of sunshine, it is the perfect setting for summer gatherings, alfresco dining and enjoying the peaceful surroundings.

# 93 St Luke's Way Runwell

**Approximate Gross Internal Floor Area = 121.9 sq m / 1311 sq ft**
**(Excluding Garage)**
**Garage = 21.1 sq m / 228 sq ft**



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