



SIMPLY GREEN

Webber Close

Ogwell



## THREE BEDROOM END OF TERRACE

- ◆EXTENDED END OF TERRACE HOME
- ◆3 BEDROOMS
- ◆MODERN KITCHEN SUITE
- ◆FAMILY BATHROOM
- ◆ESTABLISHED GARDENS
- ◆ALLOCATED OFF ROAD PARKING
- ◆SOUGHT AFTER VILLAGE LOCATION
- ◆WELL PRESENTED THROUGHOUT
- ◆LOUNGE DINING ROOM
- ◆TENURE - FREEHOLD

Charming 3-bedroom extended home in the sought-after village of Ogwell. This property features a spacious lounge dining room, a modern kitchen suite, and a stylish family bathroom suite. The well-maintained gardens offer a perfect outdoor retreat, and the home benefits from off-road allocated parking for one vehicle. Ideal for families or those seeking a peaceful setting with modern comforts.





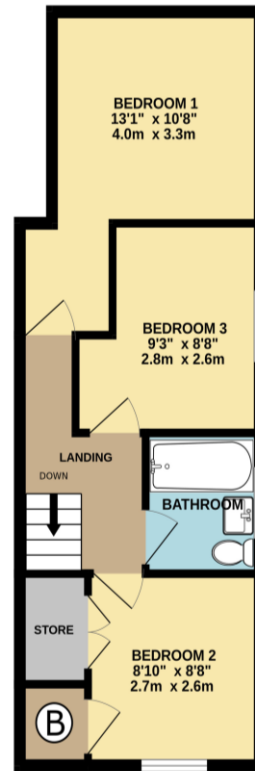
## Accommodation

UPVC double glazed door opening into entrance hallway. With central heating radiator, smoke alarm, consumer unit and stairs rising to first floor, with under stair storage space and doors leading to all rooms. Sliding door into Kitchen, with a range of wall and base units, work surfaces and tiled splashbacks. Inset sink with mixer tap, UPVC double glazed windows to the front, space and plumbing for white goods and cooker, with extractor fan. With tiled splashbacks and a further door opening into a pantry cupboard. This spacious storage cupboard has further work surfaces and storage for white goods below. Door into the lounge dining room, with an archway creating a bright and open room, with a storage nook off of the lounge. With a range of power and media points, central heating radiators and laminate to flooring, tilt and turn sliding doors off of the dining room give access to mature rear gardens.

## First Floor Accommodation

Stairs rising to the first floor, with power point and smoke alarm, access to the loft and doors leading to all rooms. Bedroom One with UPVC double glazed windows to the rear, central heating radiator, power points and laminate to floor. Bedroom Two with UPVC double glazed window to the side, central heating radiator and a range of power points. Bedroom Three with UPVC double glazed window to the front, central heating radiator and a range of power points, with further fitted wardrobe and dressing table storage. Two fitted storage cupboards over the stair way, with a wall mounted boiler and shelving in one, and a range of hanging rail and shelving storage in the other. Modern family bathroom suite comprises a white three piece suite, with a panelled bath with an electric shower over, tiled surrounds, pedestal wash basin, low level WC, central heating radiator and an obscured UPVC double glazed window to the side.





## Outside

To the front of the property there is a level pathway, with a small patio area and a store cupboard. To the rear of the property the gardens are accessible off of the sliding doors from the dining room. Opening onto a level patio area, with outside power points and a canopy over. Patio leads to side storage and steps rising to a lawns area. With slate chipped pathway leading to a rear access gate that opens onto Reynell Road. An expanse of lawn is enclosed with a range of mature shrubs and bushes and leads onto a timber shed, with mains power and lighting. There is allocated parking for one vehicle in a parking bay off of Reynell Road.

**EPC: C**

**COUNCIL TAX BAND: B**

**TENURE: FREEHOLD**

For more information on this house or to arrange a viewing please call the office on:

01626 798440

Alternatively, you can scan below to view all of the details of this property online.



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