



**15C Wood Street, Doddington**  
March



**£375,000**

# 15c Wood Street

Doddington, March

**\*FLEXIBLE ACCOMMODATION\* \*4/5 BEDROOMS\* \*2/3 RECEPTION ROOMS\* \*LOVELY KITCHEN/BREAKFAST ROOM\* \*TWO SHOWER ROOMS\* \*GARAGE AND PARKING\* \*SOUGHT AFTER VILLAGE LOCATION\* \*GAS CENTRAL HEATING AND MAINS DRAINAGE\* \*MUST BE VIEWED TO BE FULLY APPRECIATED\***

Council Tax band: D

Tenure: Freehold

- FLEXIBLE ACCOMMODATION
- 2/3 RECEPTION ROOMS
- 4/5 BEDROOMS
- LOVELY KITCHEN/BREAKFAST ROOM
- TWO SHOWER ROOMS
- USEFUL UTILITY ROOM
- GARAGE AND PARKING
- GAS CENTRAL HEATING AND MAINS DRAINAGE



**NEXT LEVEL  
PROPERTY**

AGENTS THAT CARE



#### **Entrance hall**

A spacious and welcoming entrance hall with stairs to the first floor and doors leading off to all ground floor rooms.

#### **Lounge**

16' 10" x 11' 12" (5.13m x 3.66m)

A comfortable and spacious lounge with a large uPVC window to the front.

#### **Kitchen/breakfast room**

16' 6" x 10' 7" (5.03m x 3.23m)

A large and well equipped modern kitchen with a full range of matching cream base and wall units. There are integrated appliances including two electric ovens, a ceramic hob, a dishwasher and larder fridge. There are further base and wall units, space for a table and chairs and two uPVC double glazed windows overlooking the rear garden. Also, a door leads into the utility room.

#### **Utility room**

9' 2" x 8' 11" (2.79m x 2.72m)

A useful utility room with space for a washing machine, a fitted worksurface and doors leading to the garage, boiler cupboard and rear garden.

#### **Dining room**

11' 11" x 11' 11" (3.63m x 3.63m)

A large dining room that can easily accommodate dining furniture plus office furniture if required. uPVC double glazed window to the front.

#### **Bedroom 4/Office/Playroom**

11' 11" x 10' 9" (3.63m x 3.28m)

A large multi use room that is perfect for use as either a 5th bedroom, play room or home office. uPVC double glazed window to the rear.

#### **Ground Floor Shower Room**

6' 10" x 5' 6" (2.08m x 1.68m)

A tiled shower room with a hand basin, WC and shower cubicle. uPVC double glazed window to the rear.





### **First floor Landing**

A spacious landing with loft access and a uPVC double glazed window to the front. Doors to three bedrooms and a further shower room.

### **Bedroom 1**

16' 10" x 15' 10" (5.13m x 4.83m)

A large double bedroom with a substantial eaves storage area and uPVC double glazed windows overlooking the side and front.

### **Bedroom 2**

11' 10" x 9' 8" (3.61m x 2.95m)

A double bedroom with uPVC double glazed window to the front.

### **Bedroom 3**

11' 10" x 9' 6" (3.61m x 2.9m)

A double bedroom with a uPVC double glazed window to the rear.

### **First Floor Shower Room**

6' 9" x 5' 4" (2.06m x 1.63m)

A useful first floor shower room that is fully tiled and has a fitted hand basin, WC and shower cubicle. uPVC double glazed window to the rear.



## FRONT GARDEN

The front garden is mainly laid to lawn with flower beds set with a variety of plants and shrubs. There is a driveway giving access to the garage plus a further turning and parking area.

## GARDEN

To the rear is a private garden which is mainly laid to lawn but has shrubs and plants set to the decorative borders. There is a veg garden area, paved patio and timber garden shed.

## GARAGE

Single Garage

The garage measures 17'3x9'5 and has an up and over door, power and a light plus a door into the utility room as well.

## OFF ROAD

2 Parking Spaces

There is enough space at the front of the property for two further vehicles in addition to the garage space.



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## Next Level Property

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