



- Stunning Detached True Bungalow
- Extensively Extended and Modernised to a High Standard Throughout
- Lounge
- Absolutely Stunning Kitchen-Diner-Family Room
- Two Spacious Double Bedrooms
- En-Suite Shower Room
- Luxury Family Bathroom
- Gardens to The Front & Side
- Driveway/Garage
- Internal Inspection Highly Advised

3 Sandford Close, Bolton, BL2 3NH

A truly stunning extensively extended detached true bungalow. The property is situated on an enviable sized corner plot in the desirable Harwood location of Bolton. The current owners have injected fabulous updates throughout with no expense spared, to create a beautiful home. It's been re-designed to boast an extremely large master bedroom and a good sized second bedroom. There is scope to create a third bedroom if any purchaser desired.

Step Inside- Into welcoming entrance hallway via the Anthracite grey stylish composite front door, the first room to discover through the beautiful solid oak internal door is your lounge, the oak doors are a theme throughout the property. A fabulous Portway double sided log burning stove takes centre stage as you enter and will keep the room cosy and warm. An opening leads through to your extremely impressive open plan kitchen-diner-family room, this room really does have the "wow" factor! Its a wonderful sociable room to enjoy with family and friends, grey bi-folding doors open up to the composite decked patio, to bring the outside in during those warmer summer months. The Miton Italian kitchen features, light grey matt finished wall and floor units including a 5 ring gas hob with a contemporary style extractor hood above, a built in oven and microwave combi oven with a warming plate drawer below, an integrated tall fridge plus a tall freezer. The generous sized island boasts a Quartz worktop with a built in sink featuring an instant boiling hot water tap. The integrated washing machine and the all important dishwasher are also hidden away in the island. The island also provides stool seating, perfect to sit and enjoy your morning brew. Retrace your steps back to the hallway, this connects you to two double bedrooms, a modern en-suite shower room and a luxury 4 piece bathroom. The master bedroom as mentioned earlier is such a spacious room with a window looking over the rear garden, fitted mirrored wardrobes, drawers and a large dressing table. The en-suite shower room features a shower enclosure, low level wc, vanity wash basin with storage below, chrome heated towel rail and finished with beautifully light grey tiled elevations. The second bedroom is also a good sized double, generously fitted with a range of fitted furniture. The 4 piece bathroom is stunning and comprises a deep bath, perfect to sit and soak in after one of those long days at work, vanity wash basin with storage below, wc, separate shower enclosure with a rain dance shower head above. A contemporary style grey radiator and stylish tiled elevations and floor.

Step Outside- From the bi-folding doors onto the grey composite decked patio area, the perfect spot to position your garden furniture and BBQ. Step down to a lawned area, a gate from the decked patio area leads to a spacious lawned side garden. To the front is a large tarmac driveway for off road parking, to the left hand side of the house the driveway extends down the side of the property leading to your garage.

Out And About- The property is ideally placed in Harwood Village with excellent amenities including high regarded primary and secondary schools, including St Maxentius CofE, Canon Slade CofE and Turton School. Local shops are all within walking distance and Bromley Cross Train Station isn't to far away. The idyllic location is also within a stones throw of the Kingfisher Trail leading to Bradshaw Hall Fisheries, Bradshaw Tennis and Cricket Club and the Jumbles Country Park. There is also some great restaurants including The Crofters, Baci, Bill & Co and Roka to name a few.

£375,000

www.williamthomasstates.co.uk

454 Darwen Road, Bromley Cross, Bolton, BL7 9DX

Entrance Hallway



Lounge



Impressive Open Plan Kitchen-Diner-Family Room



Additional Pictures





Pictures



Bedroom 1



En-Suite Shower Room

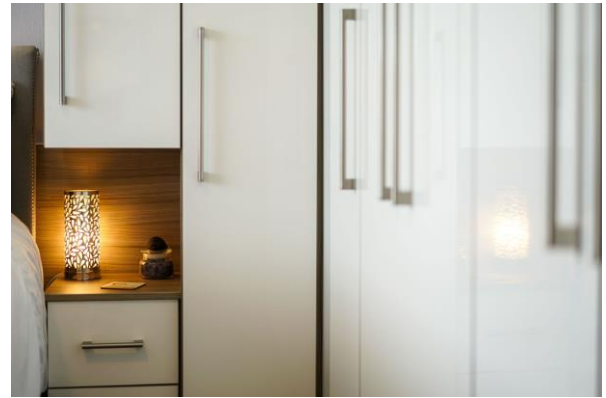


Bedroom 2





Additional Pictures



Luxury Family Bathroom





Outside

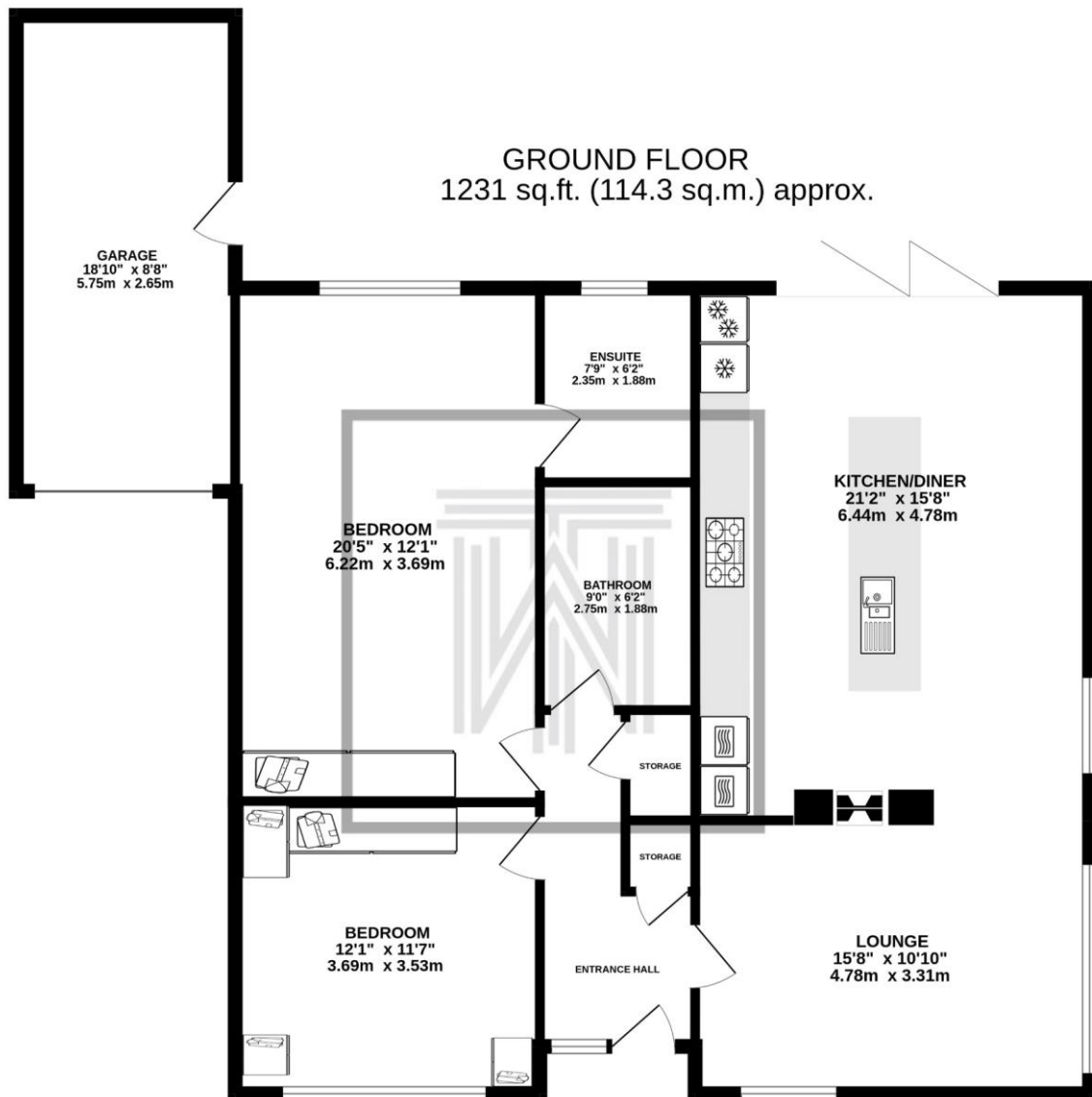


Side Garden



Agents Notes

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3 SANDFORD CLOSE - MARKETED BY WILLIAM THOMAS ESTATE AGENTS

TOTAL FLOOR AREA : 1231 sq.ft. (114.3 sq.m.) approx.

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