





## 4 Jackson Close

Rhose

Rare find 5-bed detached gem in prime Rhose location! Spacious house with 3 reception rooms, conservatory, eat-in kitchen, utility room, en-suite, integral double garage, large rear garden, charming front garden with ample parking. Relaxing, peaceful, and perfect for entertaining. Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- SELDOM AVAILABLE - CENTRAL RHOOSE LOCATION
- VERY SPACIOUS 5 BEDROOM DETACHED
- 3 RECEPTIONS, CONSERVATORY & EAT-IN KITCHEN
- UTILITY RM, CLOAKS/WC AND EN-SUITE
- FAMILY BATHROOM OFF GALLERIED LANDING
- GREAT PARKING & INTEGRAL DOUBLE GARAGE
- LARGE, LEVEL, PRIVATE REAR GARDEN
- SELECT CUL DE SAC OF SIMILAR PROPERTIES
- ALL SERVICES CONNECTED; EPC RATING C78





### Entrance Hall

19' 2" x 10' 3" (5.84m x 3.12m)

Accessed via brown uPVC door with obscure leaded glazing and matching side panels. Attractive tiled flooring and carpeted stair case leads to the gallery landing. Cherry wood style double panelled doors lead to the living room and matching single panelled doors leading to the dining room, sitting room, kitchen and via a recessed archway - handy for coats and shoe storage - a final door leads to the WC. Radiator and coved ceiling.

### Cloakroom WC

6' 2" x 3' 10" (1.88m x 1.17m)

With continuation of the tiled flooring from the hall, with white suite comprising close coupled WC and wall hung wash basin with tiled splash back - glass shelf over. Wooden double glazed side window with obscure glazing. Coved ceiling, radiator and further coat storage hooks.

### Living Room

26' 0" x 19' 5" (7.92m x 5.92m)

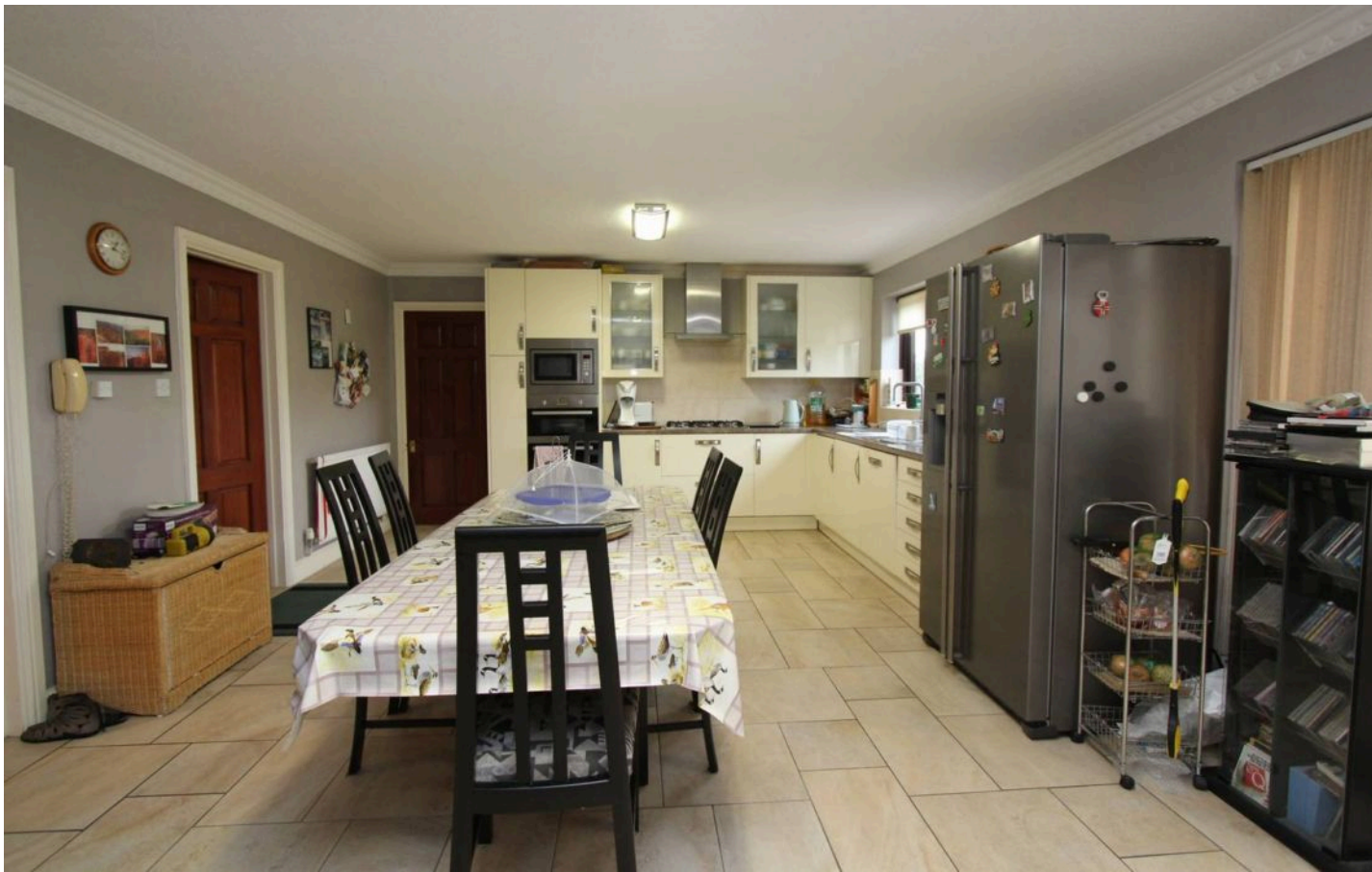
Measurements into bay. A very spacious room with engineered wood floor. Focal point of coal effect gas fire inset into a Marble back and hearth with traditional fire surround. Sliding uPVC double glazed doors to the rear garden. To the front a wooden double glazed window along with further box bay style uPVC double glazed windows. Coved ceiling with two ceiling roses plus two radiators.

### Dining Room

14' 10" x 14' 0" (4.52m x 4.27m)

Another spacious and carpeted reception room with sliding brown uPVC double glazed doors giving access to the rear garden. Coving with ceiling rose, radiator and Cherry wood style panelled door leads to the kitchen.





### **Sitting Room**

15' 8" x 10' 8" (4.78m x 3.25m)

A spacious carpeted reception room with coved ceiling, radiator and front uPVC double glazed window and deep sill.

### **Family Eat-in Kitchen**

20' 9" x 14' 4" (6.32m x 4.37m)

Tremendous size family kitchen with a cermic tile flooring throughout. The kitchen is well appointed with matching eye level and base units in cream with brushed steel style furniture. The units are complemented by modern work tops which have a one and a half bowl stainless steel sink with mixer tap. Deep saucepan drawers. Integrated appliances include a dishwasher, double oven with grill, microwave / grill combo oven, 5 ring gas hob, glass canopied extractor hood plus there is adequate space for other appliances as required. Ideal space for formal dining table and chairs. Cherry wood style panelled door to utility room and return door to the dining room. uPVC double glazed rear window plus complementing sliding doors which give access to the conservatory. Two radiators, coving and two ceiling lights.

### **Utility**

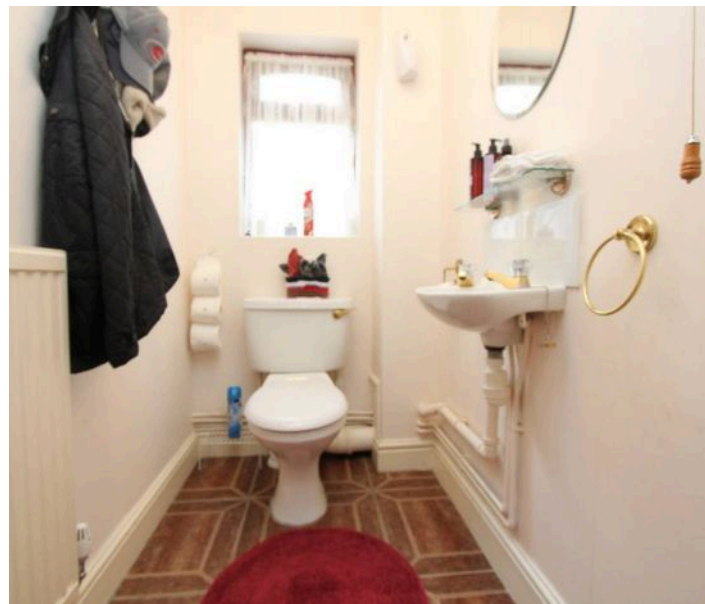
11' 4" x 6' 3" (3.45m x 1.91m)

With a tiled flooring the utility has additional storage cupboards and space and plumbing for further appliances. Stainless steel sink unit. uPVC door with obscure glazing which leads to the side, coved ceiling, strip light and radiator. Handy storage shelves.

### **Conservatory**

11' 2" x 9' 6" (3.40m x 2.90m)

With an easy wipe flooring this double glazed conservatory has a wooden frame and uPVC windows and French doors leading onto the rear garden. Polycarbonate pitched roof with rotary fan and light.





### Gallery Landing

Carpeted, matching the stairs and with Cherry wood style spindle balustrade and handrail. Two wooden double glazed front windows, radiator and coved ceiling. Matching panelled doors give access to the five double bedrooms and handy walk in storage area plus family bathroom WC.

### Study

10' 9" x 8' 10" (3.28m x 2.69m)

Effectively open plan to the landing this partly separate area is ideal for reading, studying or for general storage. Radiator. Front brown uPVC double glazed front window. This is turn leads to the 5th bedroom. Coved ceiling.

### Bedroom One

19' 5" x 16' 0" (5.92m x 4.88m)

A large carpeted double bedroom which has a rear bay style uPVC double glazed window with deep sill - attractive Channel views. Coved ceiling and radiator. An array of fitted recessed double wardrobes (four doubles in total). Final panelled door to en suite.

### En Suite

7' 6" x 6' 11" (2.29m x 2.11m)

White suite comprising close coupled WC, pedestal basin, bidet and double fully tiled shower cubicle which has a thermostatic shower inset. Wooden front obscure double glazed windows to the front, coved ceiling, chrome heated towel rail and loft hatch. Extractor and mirror fronted cosmetics cabinet.

### Bedroom Two

14' 5" x 11' 4" (4.39m x 3.45m)

Another carpeted double bedroom with fitted double wardrobe and brown uPVC double glazed windows.

### Bedroom Three

14' 5" x 11' 1" (4.39m x 3.38m)

Large carpeted double bedroom with brown uPVC double glazed windows, radiator and coving.





#### **Bedroom Four**

14' 5" x 12' 2" (4.39m x 3.71m)

A larger than average 4th double bedroom which is carpeted. Brown uPVC double glazed windows, radiator, coving and two double wardrobes.

#### **Bedroom Five**

18' 11" x 13' 0" (5.77m x 3.96m)

Carpeted double bedroom which has two dormer style brown uPVC double glazed front windows. Further loft hatch. Recessed (excluded from dimensions) and accessed via sliding doors is a vast array of additional storage facilities.

#### **Storage Area**

Accessed from the landing and with panelled door to large airing cupboard which houses the hot water cylinder and slatted shelving - ideal for towels, linen etc. Additionally, sliding doors give access to further handy storage facilities. Final shelved section, ideal for storage. Two Velux double glazed front windows.



#### **Family Bathroom**

10' 5" x 8' 9" (3.18m x 2.67m)

Comprising a white suite, which has close coupled WC, pedestal basin and panelled twin grip bath plus single cubicle (fully tiled) with thermostatic shower inset. Tiled flooring, splash backs and walls to dado level. Wooden framed obscure double glazed front window. Coved ceiling, extractor and radiator.



### **FRONT GARDEN**

With an established range of well maintained shrubs and plants / trees, the bulk of the garden is block paved for ease of parking.

### **REAR GARDEN**

Primarily level and laid to a mix of slabbed patio areas, Welsh style slate chippings and all flanked by pretty flower beds. The garden is enclosed by a feature stone wall and has side access leading to the front on both sides. Outside tap.

### **Driveway**

Interlocking brick paviour providing parking for 6 vehicles which leads to the double garage.

### **Garage**

Double Garage measuring 19 foot 10 by 17 foot 10. It is integral and has power and lighting provided. Accessed via two up and over doors, the garage also has a side double glazed window.







# 4 Jackson Close, Rhos

Approximate Gross Internal Area  
3832 sq ft - 356 sq m



GROUND FLOOR

FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2024  
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## Chris Davies Estate Agents

Chris Davies Estate Agents, 29 Fontygary Road – CF62 3DS

01446 711900

[rhoose@chris-davies.co.uk](mailto:rhoose@chris-davies.co.uk)

[www.chris-davies.co.uk/](http://www.chris-davies.co.uk/)

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