

NEW
Home4U



Hill Top Chester Road Buckley, Clwyd CH7 3AQ

Are you looking for a recently refurbished four double bed detached Dorma Bungalow with two en-suits & a family bathroom & a separate cloakroom, a large open plan kitchen / dining room, gorgeous lounge, quality flooring, detached garage & workshop, close to Buckley centre..then this is the NewHome4U

- DETACHED DORMA BUNGALOW
- VERY SPACIOUS LOUNGE
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- GENEROUS SIZED OPEN-PLAN KITCHEN / DINER
- QUALITY WOOD EFFECT FLOORING
- TWO EN-SUITE SHOWER-ROOMS
- ** REFURBISHED THROUGHOUT **
- LOTS OF PARKING & A DETACHED GARAGE & WORKSHOP

£299,500

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Do you like the photos?? Well may be you would you like to view this home personally because, one of the best things about NewHome4U is, we OPEN 7 DAYS a WEEK and we're physically in the office 4U just so that you can view, "like no other estate agent in Mold"

Due to personal reasons, this is the only reason that you are lucky enough to be able to buy this luxury Dorma Bungalow because, this ideally would have been a forever home and the next time you'd have been able to buy it would probably have been in another 20 plus years time. This is why it's been refurbished to such a high standard.....so if you're looking for quality, then come on in and step inside:

Firstly, I must point out the ample parking, a low level brick wall separates the stone chipping from the large area of grass, which could easily be converted into more parking..... if you were thinking of starting your own NCP that is! Brick walls, wooden panelled fences, mature shrubs and trees set the beautiful borders and parameters for this very special home.

As we walk up the driveway to the new composite front door, which is inset into an open porch, an ideal place for storing boots and shoes if it's been wet outside, yeah we know it rains very rarely in North Wales, but if it does, this is a convenient place to keep them and it stops you getting wet whilst you find your keys to open this beautiful door.

The first thing I noticed when I closed the front door was just how bright the spacious entrance hallway is, and it was largely owing to the full length slightly frosted windows that adorned either side of the entrance door. The second thing that struck me was, just how well presented it is inside.

On the left as you walk in, are two large beautifully stained doors open into a storage cupboard, again perfect for coats, shoes, hats and anything else unsightly that you can squeeze in there – no, that does not include your partner!!! More gorgeous doors lead to all of the ground floor accommodation, high quality wood effect flooring flows through into the majority of the rooms downstairs, filling this home with the touch of quality.

If we walk around this home in a clockwise manner, the majority of the sleeping quarters are all located on the left hand side of this fabulous home. The bedrooms are all generous doubles and easily accommodate large beds, oh and each room comes with a fitted wardrobe.

The master bedroom, if you chose to be downstairs, has an en-suite shower room. Of course, there is another bedroom on the first floor, which is accessed via the staircase in the hallway when you enter the home, and this bedroom also has an en-suite shower room and plenty of storage space too. So you can choose where you as the owner would prefer to sleep, upstairs looking down or vice versa – it's good to have so much flexibility in your home.

So, I've mentioned the two en-suite shower rooms, which I must point are have been fitted in the last year, as has the family bathroom and downstairs cloakroom.

The cloakroom comes fitted with an array of stylish tiled walls and of course your mandatory pedestal wash hand basin with storage cupboard beneath and toilet, all fitted in a very contemporary style. The one thing that will never happen in this home is, you'll never be short of a toilet.

The family bathroom has been kitted out in a more traditional style, with contrasting floor to ceiling tiles, a very snazzy roll-top bath with classic carved silver feet and a shower attachment with mixer taps, two free standing stylish vanity units, one with a wash hand basin and storage space below, the other just for storage and let's not forget, your obligatory toilet. A large frosted window serves two purposes in this room, one is there to help the natural light flood in and the other is to help keep prying eyes out!

Now as we continue to move around the home in a clockwise fashion, the next room that we come to is the kitchen / dining room.

At almost 22ft x 12ft, this is a very good size room, offering all that you could possibly want in a kitchen / diner. The kitchen units are probably the only thing that the present owner hasn't replaced, as there was no need. The wooden units fill the walls and floor with ample storage space, some of the units have showcase glass fronts, there are plenty of drawers and work-surfaces cover at least three walls, allowing plenty of space for modern day kitchen gadgets and also food preparation – which you'll need for the many friends and family who'll be flocking here to be entertained by you.

A large wooden unit plays home to an American fridge / freezer (not sure if this is staying, TBC), with more storage space built around it. Moving back to the original kitchen units, there's a very large, new, fitted range style cooker with more doors than your typical cooker (sorry this is not my forte) and it has six gas hobs on top, so, if you love entertaining lots of friends or have a big family, then I think that this is the cooker 4U. A handy dishwasher sits hidden in one of the cupboards, in case you feel lazy after cooking for so many people and washing up just seems that little bridge too far!

A free-standing unit sits in the middle of the main kitchen area, with work surface and drawers beneath, which creates another useful piece of kitchen kit.

There are tiled splash backs to help ease keep the kitchen area clean and a large picture window lets you admire the garden whilst washing up.

At the far end of the kitchen is where you can put a very generous sized table and chairs, so that you won't miss out on any of the fun while you entertain friends and family – but remember they can also watch everything you do! There are more kitchen units down this end of the room too, so storage is not a problem in this household, they say you can never have too much.....but I may disagree this one time! There's also a handy work-surface for placing hot food on (other uses are available) and above it, some lovely wooden shelves.

Patio doors open into the rear garden, decking being the main theme here, which wraps around the rear of the home creating an excellent place to entertain many friends and family, especially if you are playing host to a summer BBQ. This garden is perfect for numerous people, there's a sunken area of crazy paving, its all enclosed by wooden fences with mature shrubs blocking out most of the neighbours. The good thing about having no grass is, when people walk through your home to use the toilet, there is little or no mess to clean up – in theory anyway!

A large detached garage sits to the left as you walk out of the kitchen with a large workshop to the rear of it, so if you like tinkering around with cars or motorbikes, or you want to turn it into more of a man-cave (or woman-cave) then the possibilities are endless.

Back inside the home and next to the kitchen is the all important utility room. This is a massive room running the full length of the home, has storage units and plumbing for washing machine, tumble drier and hides everything you don't want anyone else to see.....NO NOT YOUR HUSBAND!!!



Entering the door under the stairs in the hallway, takes you into the very spacious lounge, I mean this room is a very good size, where the present owners have huge comfy sofas to relax in, there's space for a working log burner (the one in the photo is not staying) and you have the stylish quality wooden floors that help finish this room off, as well as the nice deep coving and the beautiful cornicing, which you don't see often in homes today, unfortunately.

Back to the hallway and a staircase with wooden banister leads to a bedroom.....as I mentioned earlier, it can be the master bedroom or bedroom two – but either way, it has an en-suite shower room and lots of storage space up there.

I think I've covered most of aspects of this home, probably the last things needed to be pointed out are, new windows throughout, it's had a full re-wire, it's been fully re-plastered and lastly it's got data cable in every room.....

Useful information:

COUNCIL TAX BAND: D (Flintshire) approximately £140 pm for 10 months (current owners pay)

ELECTRIC & GAS BILLS: £125 pm (based on present owners usage)

WATER BILL: £26.50 (based on present owners usage)

Fully serviced Worcester boiler, should give you some peace of mind, especially as the owner fits them ?

Photos are taken with a WIDE ANGLE CAMERA so PLEASE LOOK at the 3D & 2D floor plans for approximate room sizes as we don't want you turning up at the home and being disappointed, courtesy of planstosell.co.uk:

All in all if 'you want' a bungalow then look no further, this one has it all.....everything is pretty much new inside, two en-suite shower rooms, a stunning family bathroom, separate cloakroom, spacious open-plan stylish kitchen / dining room with large window and double doors to the rear enclosed garden, beautiful spacious lounge with large coving, four double bedrooms, all new windows, re-plastered, re-wired, serviced Worcester boiler, detached garage and workshop, loads of parking.....what more do you need.....oh it's close to shops and easy access to the A55 – hurry, this won't sit around for long.....'will it'?

Now, 'unlike most other estate agents', we actually OPEN 7 DAYS A WEEK and are physically in the office 4U so that you can view this home when you want - but please respect the owners wishes, as they would yours and call us as we accompany every viewing – call 01352 837 837

Remember to check out our genuine 5 ***** STAR GOOGLE REVIEWS that have been added by 'real people like yourself' – If you like us, invite us round to value your home, it won't cost you a penny and we have over 30 years' experience in the industry to get you the best and most realistic price for your home – so we can tell you exactly what your home is worth today!

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 3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
 4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
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Floor Plan created by planstosell.co.uk - Measurements are approximate. Not to scale.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	