

4 Bed Bungalow In Lords Land Whitton, Knighton, LD7 1NJ

£399,950





SHORT DESCRIPTION

Property Ref: 14979 Set in the beautiful Lugg valley, with stunning views this updated and refurbished 4 bedroom detached bungalow is set within a quiet cul-de-sac in the sought after rural community of Whitton with its active village hall and Museum of Welsh Textiles housed in the old school. Built by a local and reputable developer in 2004 to a high standard Lords Land backs on to beautiful countryside offering panoramic views, whilst being conveniently located between the border towns of Knighton and Presteigne with their many independently owned shops. There is good countryside walking for nature enthusiasts and walkers with easy access to the famous Offa's Dyke footpath. The landscaped and easy maintenance front garden has driveway parking for two cars with extra parking available in the close if required. A paved pathway leads to the front door, which opens into a spacious hallway with coats cupboard. A doorway leads to the living room, with a feature brick fireplace with wood burning stove and views to the front and the hills beyond. The newly refurbished kitchen diner has generous storage space, built-in eye level oven, full size fridge and freezer and electrical hob, as well as built-in dishwasher and series of overhead cabinets with under cupboard lighting leading to a utility room of with space for washing machine and separate dryer and the oil-fired boiler as well as useful storage cupboards, and back door to garden. The spacious master bedroom has an updated en-suite with views to the front, with bedrooms 2 and 3 overlooking the rear garden. The fourth bedroom, currently used as a spacious home office has dual aspect windows to the side and front. There is a modern bathroom, and access to partially-boarded loft storage from the hallway. French doors from the kitchen lead into the good-sized rear garden, which is semi-terraced and has a sunny courtyard with outside electrical points and chalet shed, leading to a covered side passage offering more useful storage. Part of the garden is lawned leading to attractively landscaped terracing, bursting with colour and fruit bushes and cordon fruit trees. The upper level has a sunny summerhouse from which to make the best of the stunning countryside views, whatever the weather. The property has new hard flooring throughout, new double-glazed windows and doors and a new oil boiler and is presented in excellent condition. All you have to do is move in! There are solar panels on the roof with two batteries for energy storage in the loft. Room sizes are as follows: Lounge: 16'5" x 12'6" max (5m x 3.8m) Kitchen/diner: 13'9" x 13'9" (4.2m x 4.2m) Bedroom 1: 14'3" x 10'6" (4.3m x 3.2m) Bedroom 2: 11'6" x 8'10" (3.5m x 2.7m) Bedroom 3: 9'10" x 7'10" (3m x 2.4m) Bedroom 4/office: 13'6" x 9'6" (4.1m x 2.9m) Utility room: 9'6" x 8'3" (2.9m x 5.2m) Fibre broadband is available currently offering somewhere in the region of 63MB. There is mains water and electricity with private sewage to a shared digester system. Property Type: Bungalow Full selling price: £399950.00 Pricing Options: Offers in the region of Tenure: Freehold Council tax band: E EPC rating: D Measurement: 968.752 sq.ft. Outside Space: Front Garden, Rear Garden Parking: Driveway Heating Type: Double Glazing Chain Sale or Chain Free: Chain free Possession of the property: Self-occupied -----

4

Bed Room(s)

2

Bath Room(s)

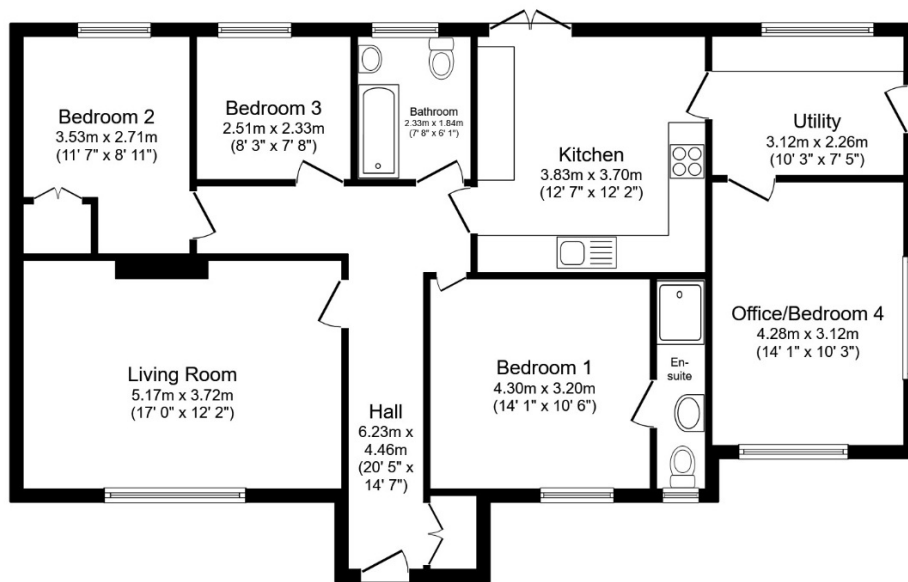
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Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.

All measurements are a maximum and include wardrobes and bay windows where applicable.



EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Detached bungalow
Total floor area	90 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

Energy rating and score

This property's energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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