



## Plots 3 and 4, Sheppey Corner

Blacksmiths Lane, Cropthorne

- Three bedroom detached NEW BUILD
- Exclusive development by Juliff Homes
- Lounge open plan into dining area
- Kitchen
- Master bedroom with en-suite
- Family bathroom and ground floor w.c.
- NHBC guaranteed
- High quality finish throughout

£325,000

# Plots 3 and 4, Blacksmiths Lane, Cropthorne

Plots 3 and 4 are three bedroom detached luxury new builds on the latest development by Juliff Homes. The properties are traditional in design whilst being fitted to a high specification throughout. Lounge open plan into dining area and feature bay window to the front aspect, superb fitted kitchen (with integrated appliances and cloakroom on the ground floor. The first floor has three bedrooms, master having an en-suite and a family bathroom. Garage and parking. Enclosed rear garden. NHBC Guaranteed.

## Entrance Hall:

Double glazed entrance door Stairs to first floor with cupboard below.

## Lounge:

Double glazed bay window to the front aspect. Open plan into the dining area.

## Dining Area:

Double glazed French doors into the garden. Door into the kitchen.

## Kitchen:

Double glazed windows overlooking the rear garden. Range of wall and base units surmounted by work surface. Sink and drainer with mixer tap. Bosch integrated appliances.

## Cloakroom:

Vanity wash hand basin and flow flush w.c. Extractor fan.

## Landing:

Airing cupboard housing pressurised hot water system. Access into loft. Radiator.

## Master Bedroom:

Double glazed window to the front aspect. Radiator.

## En-Suite:

Obscure double glazed window to the front aspect. Shower cubicle with mains fed shower. Vanity unit with wash hand basin and low flush w.c. Half height tiling. Extractor fan.

## Bedroom Two:

Double glazed window to the rear aspect. Radiator.

## Bedroom Three:

Double glazed window to the front aspect. Radiator.

## Bathroom:

Obscure double glazed window to the side aspect. Panelled bath with mixer/shower head tap. Vanity wash hand basin. Low flush w.c. Heated towel rail. Half height tiling. Extractor fan.

## Rear Garden:

The enclosed rear garden is laid to lawn with gated side access. Access into the garage.

## Garage:

With light and power.

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