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# Brunel Drive, Upton, NN5 4AF

£475,000 Detached

4 2 2



**Platinum Trusted  
Service Award**

Based on service ratings  
over the past year

feefo

Department: Sales

Tenure: Freehold

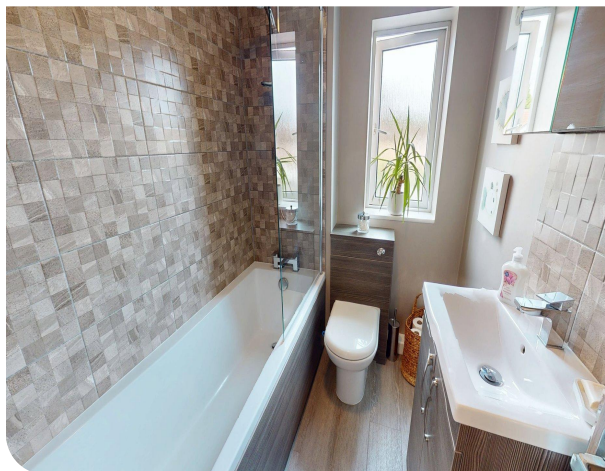


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## Property Summary

Jackson Grundy are delighted to welcome to the market this stunning family home in this popular Upton Grange location.

## Features & Utilities

- ✓ Immaculate Four Bedroom Detached Family Home
- ✓ Four Spacious Bedrooms
- ✓ Full Width Extension at Rear
- ✓ Converted Garage to Office
- ✓ Stunning Kitchen/Lounge/Dining Room
- ✓ Off Road Parking to Front

# Property Overview

Jackson Grundy are delighted to welcome to the market this stunning family home in this popular Upton Grange location. Impressive with oak doors and finished to a high standard through out consisting of entrance hall, ideal converted garage to office, garage storage to the front, separate lounge, large refitted kitchen/lounge/dining room with bifold doors to rear, separate utility room and WC. Upstairs there are four family bedrooms, a refitted bathroom and a refitted ensuite to the main bedroom. Three bedrooms also benefit from fitted wardrobes. The landscaped rear garden also finishes this property off perfectly. Viewings are a must. EPC Rating: TBC. Council Tax Band: E.

## ENTRANCE HALL

Composite glazed front door. Spotlights. Coving. Tiled effect flooring. Doors adjoining. Stairs to first floor with storage under. Underfloor heating.

## OFFICE 3.47m x 2.36m (11'4" x 7'9")

Double glazed window to side elevation. Radiator. Coving. Tiled floor.

## LOUNGE 5.01m x 3.23m (16'5" x 10'7")

Double glazed window to front elevation. Radiator. Coving.

## KITCHEN/LOUNGE/DINING AREA 7.10m x 7.09m (23'3" x 23'3")

### KITCHEN

uPVC double glazed window to rear elevation. Wall mounted and base units. Space for Range cooker. Stainless steel splashback and extractor over. One and a half bowl stainless steel sink with mixer tap. Central island with breakfast bar and built in wine fridge. Space for dishwasher, recess with space for an American style fridge/freezer. Velux window. Underfloor heating.

### LOUNGE

Spotlights. Tiled effect flooring. Underfloor heating.

### DINING ROOM

Double glazed bi-fold patio doors. Spotlights. Velux window. Underfloor heating.

#### **UTILITY ROOM 1.50m x 1.88m (4'11" x 6'2")**

Obscure glazed side door. Wall mounted and base units. Space for washing machine and tumble dryer. Door to WC.

#### **WC**

Obscure double glazed window to side elevation. WC and wash hand basin with mixer tap over. Underfloor heating.

#### **FIRST FLOOR LANDING**

Access to loft space. Doors adjoining. Storage cupboard.

#### **BATHROOM 2.32m x 1.73m (7'7" x 5'8")**

Obscure double glazed window to rear elevation. Panel bath with mixer tap and shower over. WC. Pedestal wash hand basin with mixer tap in vanity unit. Heated towel rail. Tiled splashback. Wood effect flooring.

#### **BEDROOM ONE 4.75m x 3.23m (15'7" x 10'7")**

Double glazed window to front elevation. Radiator. Coving. Built in wardrobe and storage cupboard. Door to en-suite.

#### **EN-SUITE 2.12m x 1.76m (6'11" x 5'9")**

Obscure double glazed window to front elevation. WC. Wash hand basin with mixer tap in vanity unit. Heated towel rail. Storage cupboard. Fully tiled.

#### **BEDROOM TWO 4.32m x 2.49m (14'2" x 8'2")**

Double glazed window to front elevation. Radiator. Coving. Built in wardrobe.

#### **BEDROOM THREE 3.41m x 2.49m (11'2" x 8'2")**

Double glazed window rear elevation. Radiator. Coving. Built in wardrobe.

#### **BEDROOM FOUR 2.32m x 3.44m (7'7" x 11'3")**

Double glazed window to rear elevation. Radiator. Coving.

#### **OUTSIDE**

## FRONT GARDEN

Tarmac off road parking. Laid to lawn and privet hedge. Side access.

## GARAGE

Up and over door. Power and lighting. Storage.

## REAR GARDEN

Enclosed panel fencing. Laid to stone patio. Pergola with sloped roof. Large shed.

## MATERIAL INFORMATION

Type – Detached

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Band E

EPC Rating – Ask Agent

Electricity Supply – Mains

Gas Supply – Mains

Water Supply – Mains

Sewerage Supply – Mains

Broadband Supply – Ask Agent

Mobile Coverage – Depends on provider

Heating – Gas Central Heating

Parking – Driveway, Garage

EV Charging – Ask Agent

Accessibility – Ask Agent

Coastal Erosion Risk – Ask Agent

Flood Risks – Has not flooded in the last 5 years

Mining Risks – Ask Agent

Restrictions – Ask Agent

Obligations – Ask Agent

Rights and Easements – Ask Agent

### AGENTS NOTES

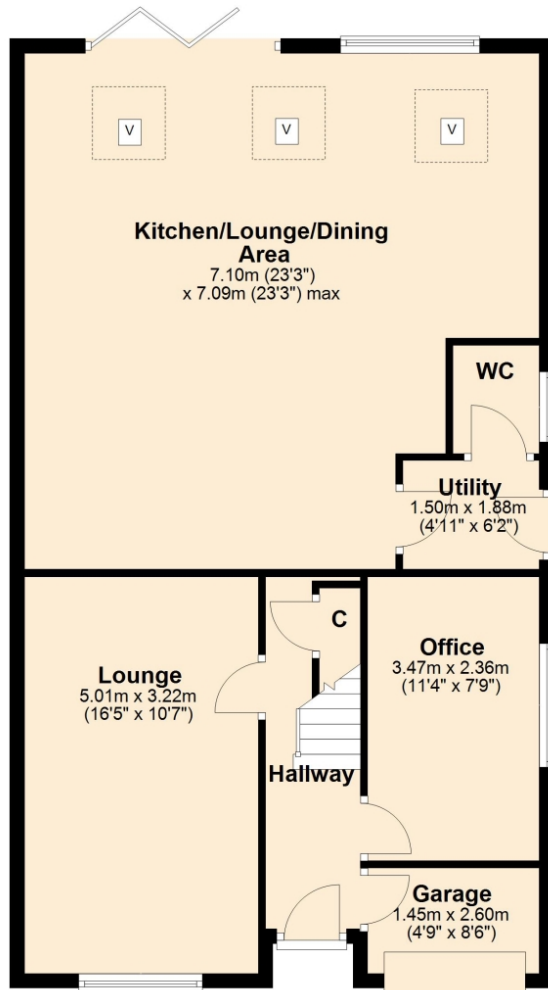
i Viewings by appointment only through us ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same iii Photographs illustrate parts of the property as were apparent at the time they were taken iv Any areas, measurements, distances or illustrations are approximate for reference only v We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.



# Floorplan

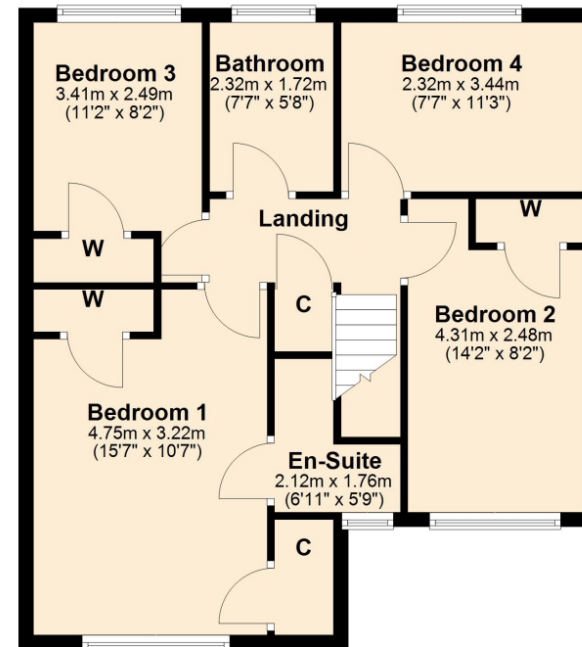
## Ground Floor

Approx. 88.0 sq. metres (947.6 sq. feet)



## First Floor

Approx. 58.3 sq. metres (627.4 sq. feet)



Total area: approx. 146.3 sq. metres (1575.0 sq. feet)



# Thank you for your interest

Feel free to contact us or submit a viewing request. Our dedicated property experts are available and ready to assist you.

[www.jacksongrundy.com](http://www.jacksongrundy.com)

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