4 Bed House - Detached

Offers in excess of £578,000

Elmlands Close, Aston-On-Trent, Derby, DE72 2AL







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£578,000

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A quite superb executive detached family home situated in this highly aspirational village and occupying a choice position on a landscaped plot. Purchased from new and in the prime location of this sought after enclave, overlooking a green area, this stunning home requires a full inspection to appreciate the location, size of accommodation and wealth of high specification appointments on offer. The property is sold freehold. Council tax band F. Energy rating B.

Recessed Storm Porch
To:-

Reception Hall



Having composite and opaque double glazed entrance door, feature ceramic tiled floor, radiator, understairs storage and staircase to first floor.



Sitting Room 20'6" x 12'9" (6.25 x 3.90)



Having a feature exposed brick fireplace with oak mantel and tiled hearth, television and media connection points, radiator and UPVC double glazed square bay window to front aspect.





Dining Kitchen/Family Media Area



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Dining Kitchen 20'3" x 13'3" extending to 21'9" (6.19 x 4.04 extending to 6.65)



Having a range of high gloss soft close fitted wall, base and drawer units with feature quartz working surface, incorporating a breakfast bar, integrated Neff stainless steel five burner gas hob with electric fan assisted doule oven and grill, concealed larder fridge, freezer and dish washer, ceiling LED down lighters, ceramic tiled floor, radiator and UPVC doule glazed window to rear aspect.





Family/Media Area



Having ceramic tiled floor, television connection point, velux double glazed sky lights, radiator and double glazed bi-fold doors giving views and access over the landscaped rear garden.

Utility Room 6'7" x 6'5" (2.01 x 1.96)



Having a quartz effect working surface incorporating an inset stainless steel sink top, space and plumbing for automatic washing machine and dryer, ceramic tiled floor, radiator, composite and opaque double glazed door to rear garden.

Guests Cloak Room/WC



Having modern contemporary white two piece suite comprising; low centre flush wc and floating wall mounted wash hand basin with half tiled walls, complimentary ceramic tiled floor, ceiling extractor fan and UPVC opaque double glazed window to rear aspect.

First Floor

Galleried Landing



With radiator, recessed airing cupboard and access to roof space.

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Bedroom One 12'9" x 12'9" maximum (3.90 x 3.90 maximum)



Having a range of built in wardrobes, radiator, UPVC double glazed window to front aspect and door leading to the:-







Shower Room/En Suite



Having modern contemporary white three piece suite with mains fed shower together with hand held shower attachment, fully tiled walls with contrasting floor, chrome heated towel rail, extractor fan and UPVC opaque double glazed window to front aspect.

Bedroom Two 10'9" x 10'5" maximum (3.30 x 3.19 maximum)



Having a range of built in wardrobes, radiator, UPVC double glazed window and door to the 'Jack and Jill' En suite.



Bedroom Three 12'4" x 9'10" (3.77 x 3.01)



Having a radiator and UPVC doule glazed window. A door leads to the 'Jack and Jill En suite':-

Jack and Jill En Suite 8'11" x 6'2" (2.72 x 1.90)



Having modern contemporary white three piece suite with mains fed shower part tiled

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walls with contrasting floor, radiator, ceiling extractor fan and UPVC opaque double glazed window to rear aspect.

Bedroom Four 13'7" x 12'8" maximum (4.16 x 3.88 maximum)



Having a radiator and UPVC double glazed window to front aspect.

Main Bathroom



Having a modern contemporary white three piece suite with part tiled walls, contrasting floor, radiator, ceiling extractor fan, full height storage/airing cupboard and UPVC opaque double glazed window to side aspect.

Outside



The property occupies arguably the best location at this highly sought after enclave and is sited on a well tended professionally landscaped plot. To the front is an open plan lawned fore garden with adjacent two car driveway giving car standing space and leading to the the attached brick garage, measuring internally 6.47 x 2.92m, having up and over door, wall moutned combination gas boiler, side personal door and supplied with power and light. The landscaped rear garden is enclosed by close panelled fencing, laid to a shaped lawn with patio area, shrubbed borders, gated side access, double electric point, cold water tap and garden lighting.





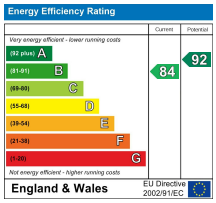


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