

Woodland Road, Maple Cross, WD3 9ST

Guide Price **£650,000**

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This impressive family home provides spacious and versatile accommodation arranged across three floors.

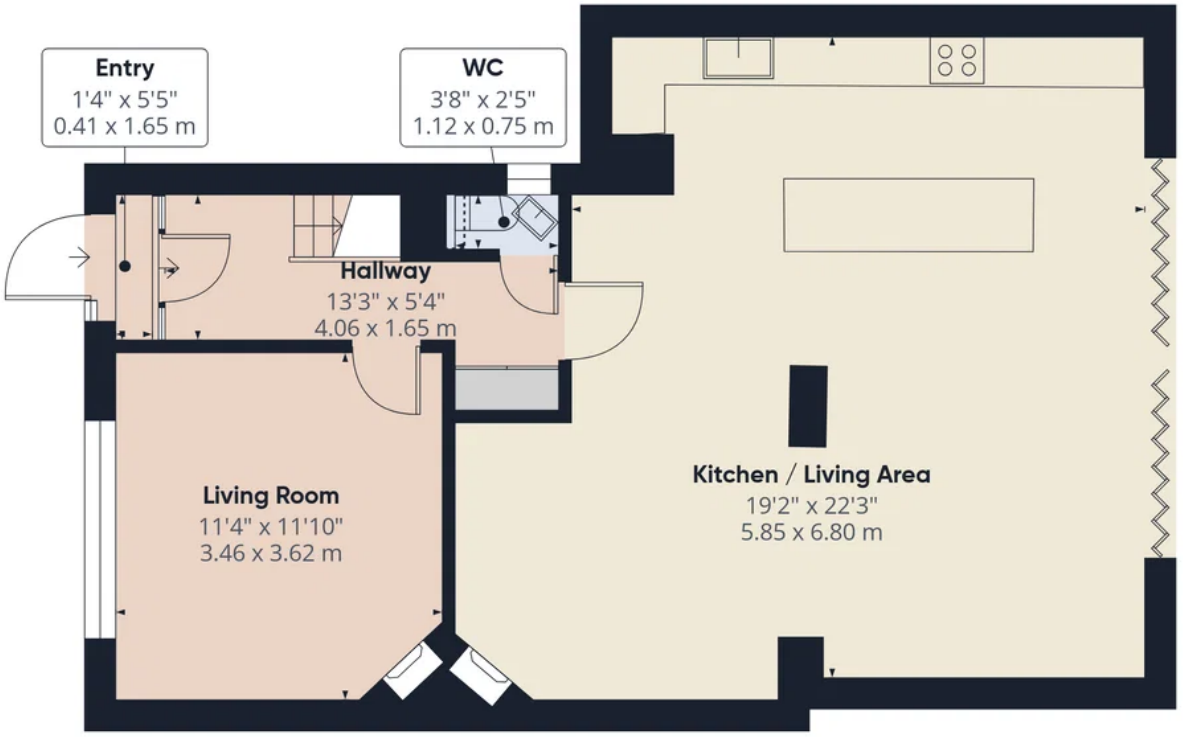
A welcoming entrance hall leads to a comfortable living room at the front of the house. The rear of the property has been significantly extended, creating an excellent space for modern family living. This includes a dedicated dining area and a generous fitted kitchen/living, with bi-fold doors opening directly onto the rear garden and providing plenty of natural light.

On the first floor are two double bedrooms, a further single bedroom and a family bathroom. The accommodation continues to the top floor, where the principal bedroom forms a private suite including a dressing area and ensuite.

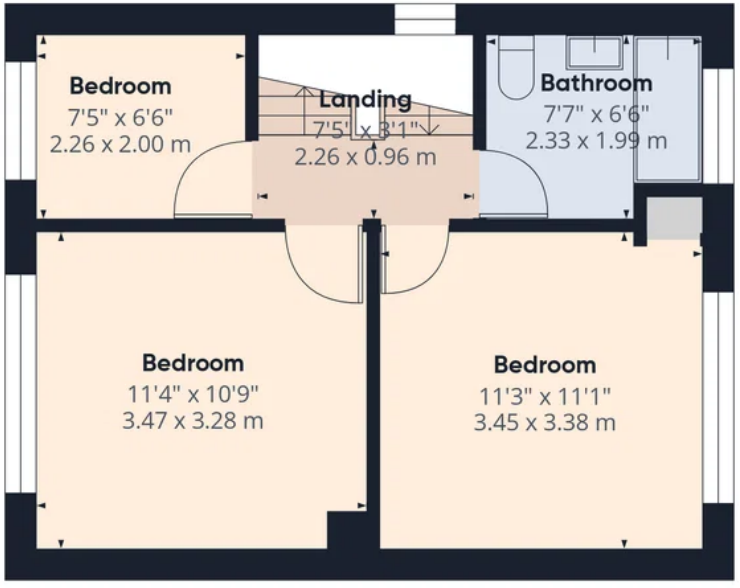
The rear garden is a particularly attractive feature of the property, with a substantial paved terrace leading onto a generous lawn. A timber summer house with a pitched roof provides additional useful space, while the garden benefits from wonderful far-reaching views across neighbouring farmland.

At the front of the property, a shingle driveway provides convenient off-road parking for approximately two to three cars.

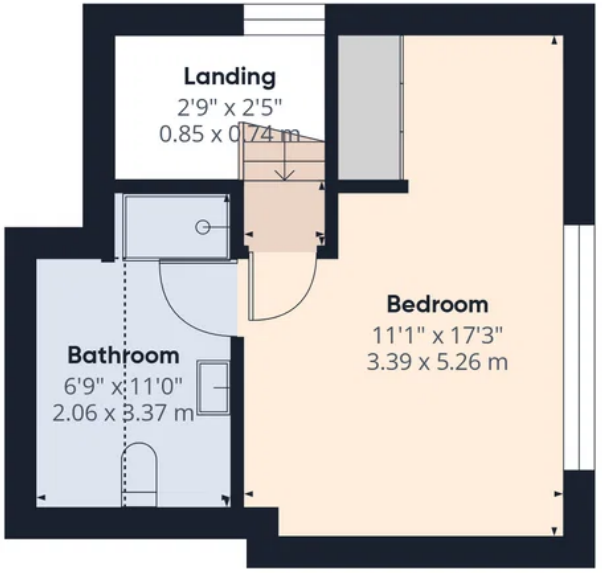




Floor 0 Building 1



Floor 1 Building 1



Floor 2 Building 1



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Approximate total area(1)

1298 ft²

120.4 m²

Reduced headroom

25 ft²

2.4 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



A beautifully renovated and substantially extended four-bedroom semi-detached home, enjoying an enviable outlook over open farmland

Property Type: Semi Detached House

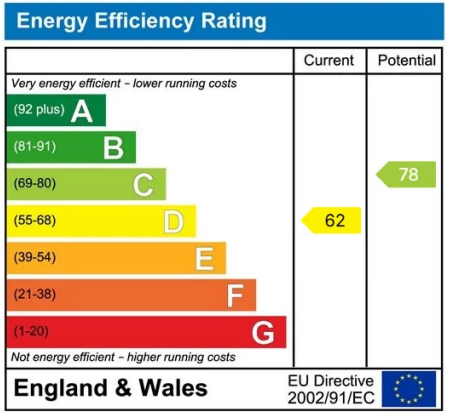
Bedrooms:	**Bathrooms:**	**Receptions:**
4	2	2

- 4 bedrooms
- 2 bathrooms
- Modern kitchen with island
- Open plan kitchen/ living/ dining space with Bifolding doors
- South facing garden
- Close to excellent local schooling
- Popular residential road
- Driveway parking









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Contact Sewell & Gardner
01923 776400
sgsales@sewellgardner.com