



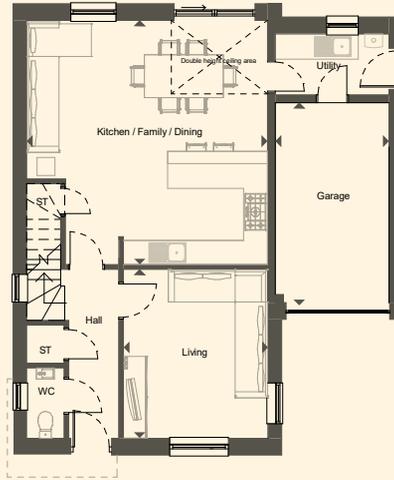
The Brook. (4.5)
4 Bedrooms.

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This large four bedroomed detached home offers space for busy family lives.

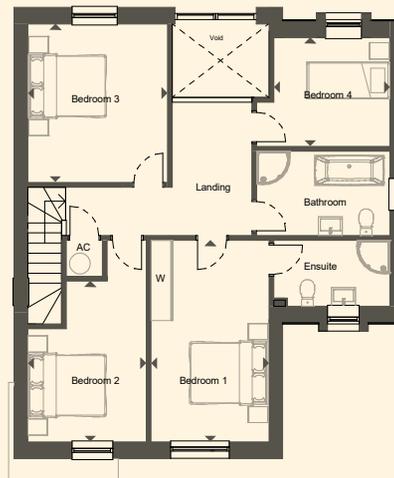
On the ground floor there is an impressive open plan kitchen/living/dining area perfectly designed for family living and entertaining. A light open space with double height windows and patio doors leading to the patio and garden area, that adds an impressive architectural element to this property. Also on the ground floor you will find a utility room leading to the garage along with a guest cloakroom, storage and a further living room to the front of the property.



Ground Floor Plan

Kitchen/Family/Dining	6.08m x 6.05m	19'11" x 19'10"
Living Room	4.20m x 3.62m	13'9" x 11'10"
Garage	5.05m x 2.85m	16'6" x 9'4"

On the first floor there are four double bedroom along with a family bathroom. The master bedroom benefits from an en-suite along with built in wardrobes. The spacious first floor landing and gallery is open to the ground floor.



First Floor Plan

Bedroom 1	5.00m x 2.96m	16'4" x 9'8"
Bedroom 2	4.00m x 2.97m	13'1" x 9'9"
Bedroom 3	3.95m x 3.50m	12'11" x 11'5"
Bedroom 4	2.92m x 2.70m	9'6" x 8'10"

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Gross Internal Area

Level	Area	
Ground Floor	67.54 m ²	727 ft ²
First Floor	78.13 m ²	841 ft ²
	145.68 m ²	1568 ft ²

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