

# Bowgreave

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## **4 bedroom detached home with separate double garage**

- Beautifully designed SieMatic kitchen with integrated NEFF appliances
- Large kitchen/dining and family area with French doors leading to a generous garden
- Spacious lounge with bay window aspect
- Utility and downstairs WC
- Fully tiled flooring to bathroom, ensuites and WC
- Large family bathroom with separate shower

# Bowgreave

145m<sup>2</sup> - 1,556ft<sup>2</sup>



## GROUND FLOOR

|  |   |  |
|--|---|--|
| <b>Lounge</b><br>3.615m x 6.585m<br>11' 10" x 21' 7" | <b>Kitchen/Dining</b><br>8.048m x 4.210m<br>26' 5" x 13' 8" | <b>WC</b><br>1.329m x 1.500m<br>4' 3" x 4' 11" |
| <b>Utility</b><br>2.333m x 1.723m<br>7' 6" x 5' 6"   | <b>Family Area</b><br>2.700m x 2.937m<br>8' 18" x 9' 6"     |  |



## FIRST FLOOR

|  |  |  |
|--|--|--|
| <b>Bedroom 1</b><br>3.482m x 3.885m<br>11' 5" x 12' 9" | <b>Bedroom 3</b><br>3.569m x 3.047m<br>11' 7" x 9' 12" | <b>Bathroom</b><br>2.635m x 2.390m<br>8' 8" x 7' 8"  |
| <b>Bedroom 2</b><br>3.570m x 2.907m<br>11' 9" x 9' 6"  | <b>Bedroom 4</b><br>2.349m x 2.631m<br>7' 8" x 8' 8"   | <b>Ensuite 1</b><br>1.254m x 2.957m<br>4' 1" x 9' 7" |

### Benefits include...

Detached double garage | Internal oak doors | Turfed front and rear gardens | Fence and gate to rear gardens  
 Large block paved driveway | French doors to patio | Paved patio | White painted staircase with Oak stained handrail  
 LED lamps | External lights | Extensive tiling to bathrooms | SieMatic kitchen | NEFF kitchen appliances | Utility room  
 Security alarm | External tap | Heated towel rails | 10 year warranty ... and so much more.  
 See Create Homes specification sheet for details.

*The dimensions given are approximate only. Artist impressions are for illustrative purposes only.*

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