



The Severn

4 bedroom home

The Severn is a spacious four bedroom home, with bright living spaces you'll love. Step straight through the welcoming hallway and you'll find a generous open plan kitchen, dining and family area with a beautifully glazed pod that lets light pour in. With French doors leading out into the garden, it's made for entertaining and spending time together. There's a relaxing living room with views over the front garden and a separate study that makes the perfect hideaway when you need to work from home.

There's also a useful utility room and downstairs cloakroom.

Up on the first floor, the principal bedroom has its own en-suite and built-in wardrobe.

Three further bedrooms share a modern family bathroom with bath and separate shower cubicle.



Features

- Open plan dining kitchen with family area looking onto rear garden
- Inviting lounge
- Useful utility room
- Study or extra family room
- Principal bedroom with en-suite
- Built-in wardrobes to three bedrooms
- High quality Smeg kitchen appliances
- Hive smart heating system
- Fully turfed rear garden
- Garage

Room Dimensions

Ground Floor

Lounge	15'10" x 11'3"	4.83m x 3.45m
Study	7'6" x 6'6"	2.30m x 2.00m
Kitchen/Dining/ Family	27'6" x 11'10" (max) 8'2" (min)	8.15m x 3.62m (max) 2.50m (min)
Utility	8'1" x 5'8"	2.48m x 1.73m
Cloakroom	7'6" x 3'7"	2.30m x 1.10m

First Floor

Bedroom 1	12'7" x 11'3"	3.84m x 3.45m
En-suite	7'5" x 4'11"	2.27m x 1.50m
Bedroom 2	11'3" x 10'0"	3.45m x 3.06m
Bedroom 3	13'0" x 6'11"	3.96m x 2.12m
Bedroom 4	9'7" x 8'5"	2.93m x 2.56m
Bathroom	8'5" x 8'0"	2.56m x 2.45m

