



**Connells**

Walkers Drive  
Nunney Frome



### Property Description

Presenting this stunning five-bedroom detached family home on Walkers Drive, Nunney; a small and private development completed in 2023 by Barratt Homes. This particular home occupies one of the larger plots on the development and has only been lived in for approximately 12 months by our sellers; presenting "show home" condition throughout. The property has since been improved with 10 PV solar panels and a battery, which improves the energy efficiency vastly. This beautiful home boasts nearly 1,700sqft of well-designed and spacious accommodation excluding the sizeable garage to the side of the property and additional driveway parking. Some of the other beautiful features include a stylish fitted kitchen complete with a breakfast bar, two reception rooms flooded with natural light, a bedroom that has been converted into a functional dressing room and the master bedroom which is complete with an ensuite shower room. You'll need to book a tour to fully appreciate all that's on offer at this family home, so; give us a call today!

### Ground Floor

#### Entrance Hall

The entrance hall has a radiator, storage cupboard, understairs storage cupboard and a thermostat.

#### Cloakroom

The cloakroom has a WC, hand wash basin, an extractor fan and a radiator.

#### Lounge

The lounge has a double window to the front of the property. It has a TV point, two radiators and both spot lights and a centre light.

#### Kitchen

The kitchen has four windows to the rear of the property and French doors to the rear garden. It has both wall and base cabinets, an integrated oven and grill, hob, dishwasher, fridge freezer, wine fridge, 2 radiators, a sink and drainer, extractor hood.

#### Dining Room

The dining room has a window to the front of the property, a radiator and a storage cupboard.

#### Utility Room

The utility room has a door to the driveway. It has wall and base cabinets, space for a tumble dryer, an integrated washing machine and an extractor fan.

## First Floor

### **Landing**

The landing has a storage cupboard, radiator and loft access.

### **Bedroom 1**

Bedroom 1 has a window to the front of the property. It has two integrated double wardrobes, two radiators and a TV point.

### **En Suite**

The en suite has a frosted window to the front of the property. It has a WC, hand wash basin, shower cubicle, an extractor fan, a wall mounted vanity unit, shaver point and a radiator.

### **Bedroom 2**

Bedroom 2 has a window to the rear of the property. It has four integrated double wardrobes and a single wardrobe, a built in dressing table and a radiator.

### **Bedroom 3**

Bedroom 3 has a window to the front of the property, two integrated double wardrobes and a radiator.

### **Bedroom 4**

Bedroom 4 has a window to the rear of the property, an integrated double wardrobe and a radiator.

### **Bedroom 5 / Study**

Bedroom 5 has a window to the rear of the property and a radiator.

### **Bathroom**

The bathroom has a window to the side of the property. It has a bath and a shower, a WC, hand wash basin, an extractor fan and a radiator.

### Outside

#### **Front Garden**

The front garden has mature hedges, a path to the front door, an external light, driveway parking for multiple cars and external power sockets suitable for EV charging.

#### **Rear Garden**

The rear garden is patio and lawn with a small chippings area. It has an external tap, shed, an external light and external sockets.

#### **Garage**

The single garage has power and a sensor light.

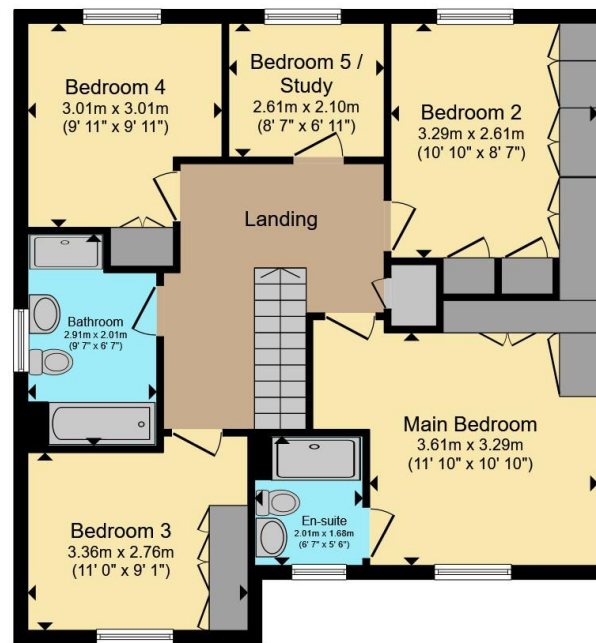








**Ground Floor**



**First Floor**

Total floor area 155.9 m<sup>2</sup> (1,679 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



To view this property please contact Connells on

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EPC Rating: B Council Tax  
 Band: F

Tenure: Freehold

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