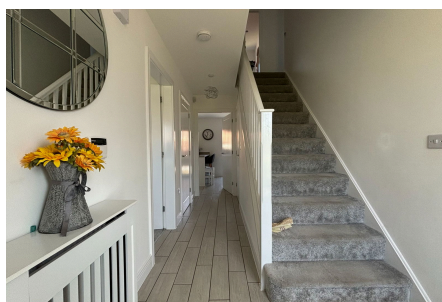


## Brook Gardens, Langford

£499,950

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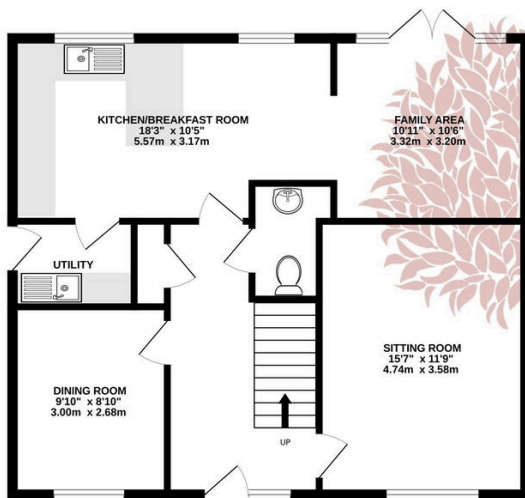
Brook Gardens is a beautifully designed four bedroomed family home, offering an open plan kitchen, dining and family room opening through to the newly landscaped enclosed rear gardens. The accommodation also includes a separate, spacious living room, downstairs study and en-suites to both the first and second bedrooms and a family bathroom.



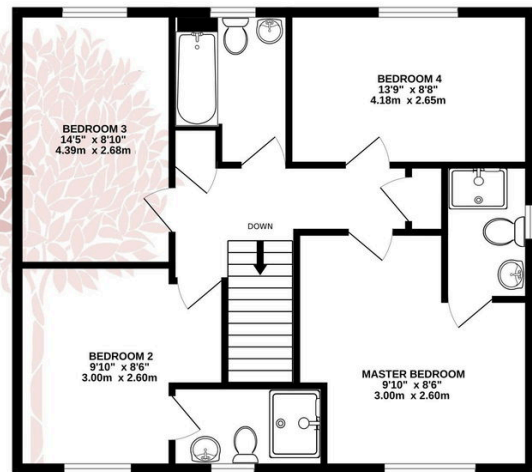
## Key Features

- Superb modern executive detached home
- Exceptional open plan living/kitchen/dining room with french doors to the garden
- Idyllic country walks on your doorstep
- EPC B
- Four bedrooms including Master & Guest with en-suites
- Walking distance to local schools and amenities including Churchill Academy & 6th form
- Single garage and off street parking
- Landscaped gardens

GROUND FLOOR  
757 sq.ft. (70.4 sq.m.) approx.



1ST FLOOR  
756 sq.ft. (70.2 sq.m.) approx.



TOTAL FLOOR AREA: 1513 sq.ft. (140.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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