



# THE CLAYDON

4 Bedrooms

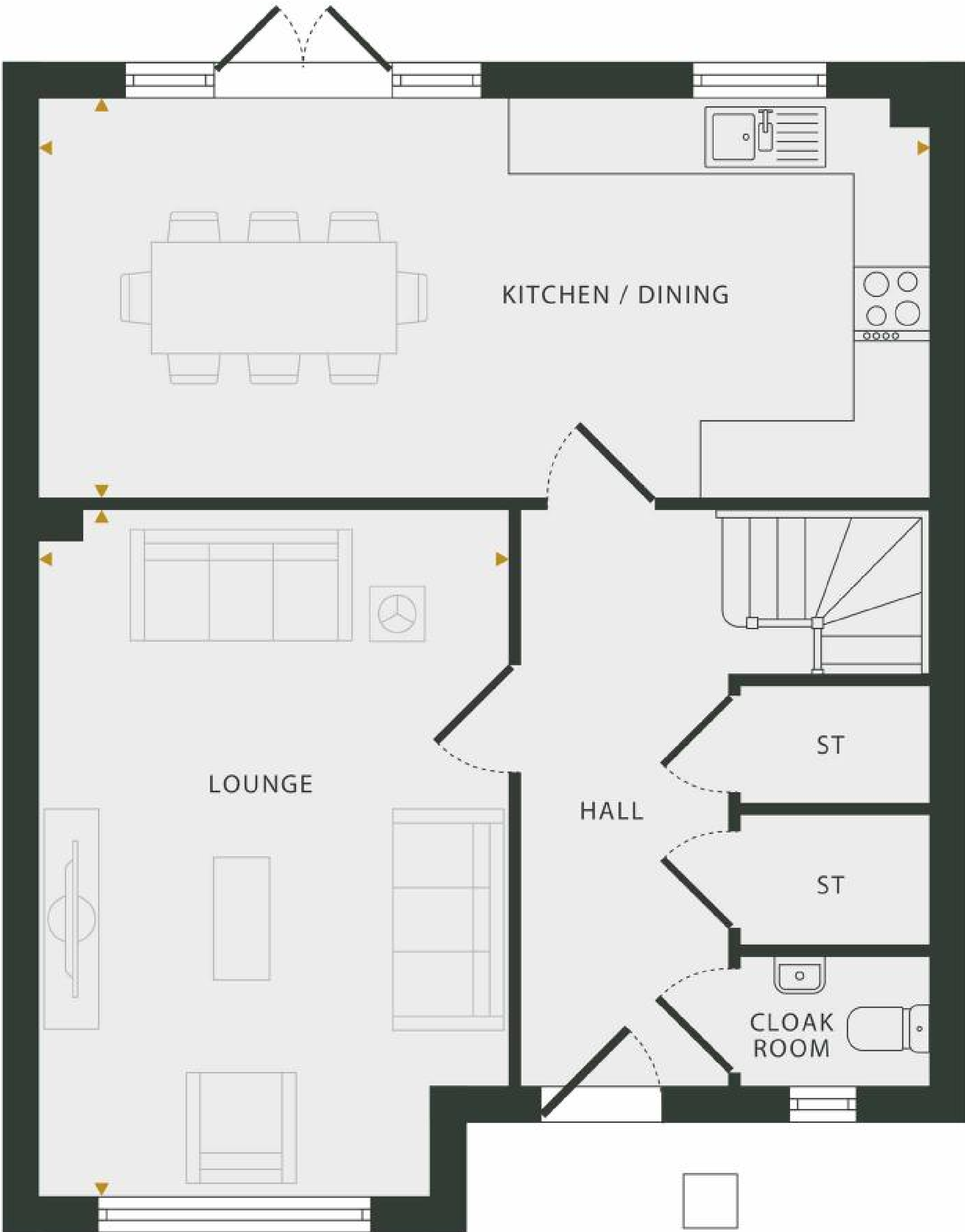
PLOT 55

AVAILABLE - £440,000

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The Claydon is a classically styled detached home that effortlessly combines elegance with practicality. Designed with a thoughtful layout to maximise space, this home offers a welcoming atmosphere from the moment you step into the large entrance hallway, leading to an expansive kitchen and dining area that spans the entire width of the house.

**Fitchett**  
by Bloor Homes



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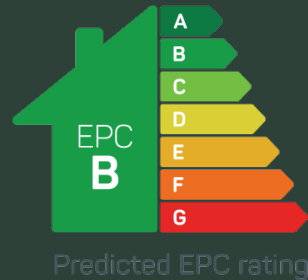
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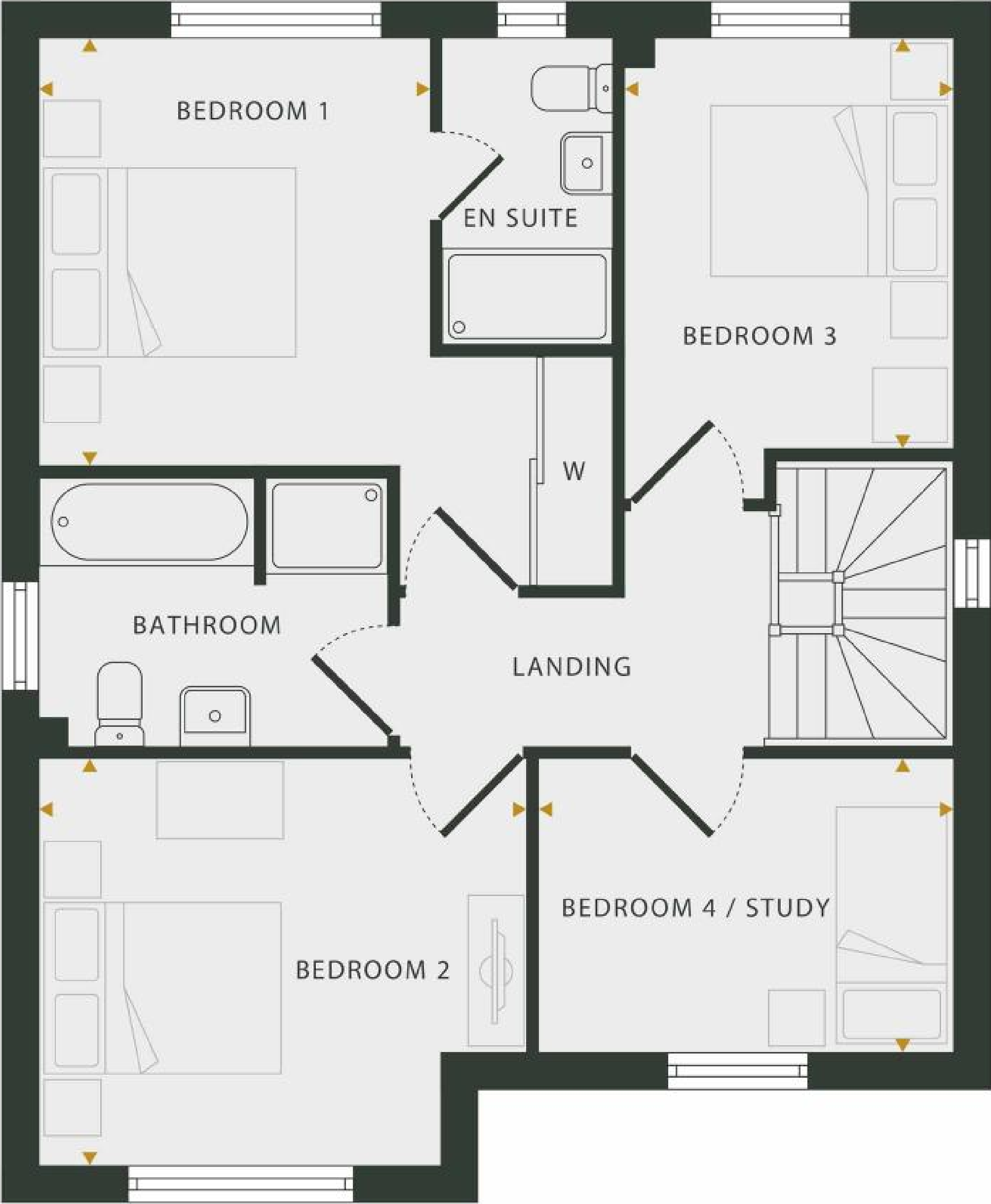
## Ground Floor

|                |               |               |
|----------------|---------------|---------------|
| Kitchen/Dining | 7.21m x 3.21m | 23'8" x 10'6" |
| Lounge         | 5.54m x 3.79m | 18'2" x 12'5" |

ST - Store Cupboard W - Fitted Wardrobe

These particulars are intended as a preliminary guide for prospective purchasers and should not be relied upon. Internal layouts show a general arrangement which may vary from plot to plot. Room sizes given are approx. Overall finished room sizes and subject to normal building tolerances (ie ± 75mm). Nothing in these particulars or verbal assurance shall form or constitute part of any contract, and are given without any responsibility on behalf of Fitchett Homes.





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## First Floor

|                 |               |               |
|-----------------|---------------|---------------|
| Bedroom 1       | 3.38m x 3.09m | 11'1" x 10'2" |
| Bedroom 2       | 3.20m x 3.16m | 10'6" x 10'4" |
| Bedroom 3       | 3.25m x 2.60m | 10'8" x 8'6"  |
| Bedroom 4/Study | 3.28m x 2.30m | 10'9" x 7'7"  |

ST - Store Cupboard W - Fitted Wardrobe



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