



# THE WOBURN

4 BEDROOM DETACHED HOUSE

A desirable four-bedroom detached family home with double garage.

The ground floor offers excellent living space with a bright and spacious lounge, hallway and downstairs cloakroom. The impressive open plan kitchen / diner with integrated appliances has the added benefit of a spacious utility room. The dining area features French doors offering family dining with a view of the garden and patio.

Upstairs are four generous sized double bedrooms with the master benefitting from a stylish en-suite shower room and fitted wardrobes. Bedroom two also includes a cupboard with hanging rail.

The Woburn benefits from a double garage, block paved driveway and turfed front garden.

HOMES OF QUALITY & STYLE

*Get in touch*

Head Office: 01522 512200

Email: [info@taylorlindseyhomes.co.uk](mailto:info@taylorlindseyhomes.co.uk)

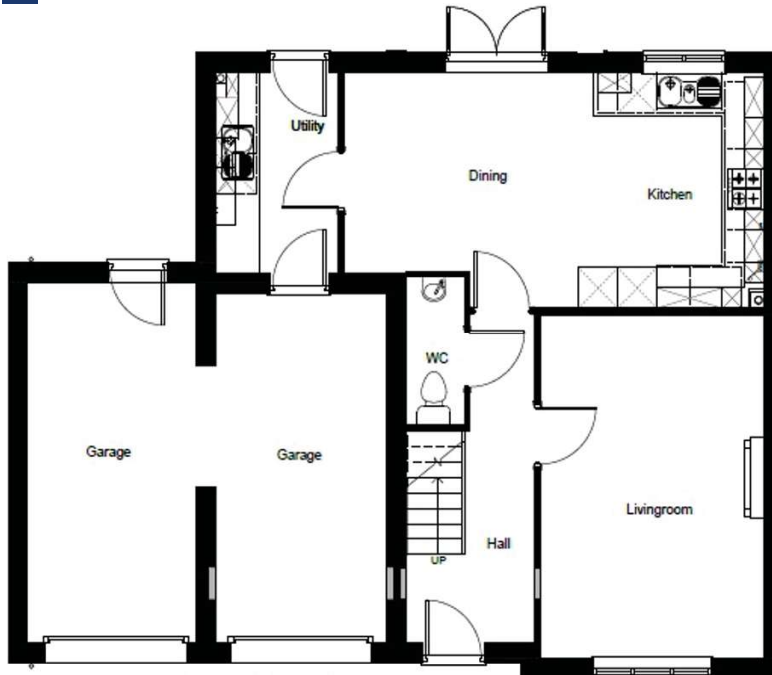
[www.taylorlindseyhomes.co.uk](http://www.taylorlindseyhomes.co.uk)

## *Features include:*

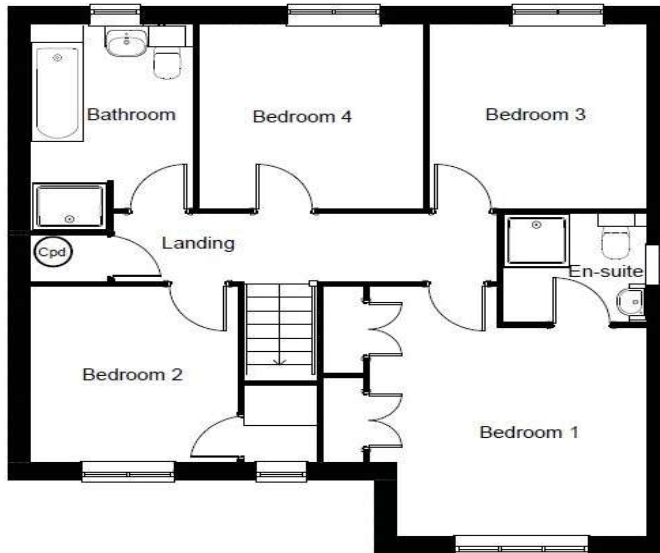
- Designer Kitchen with fully integrated Appliances including Induction Hob, Microwave, Double Oven, Dishwasher and Fridge Freezer
- Porcelanosa Ceramic Tiling to Bathroom and En-suite Walls and Luxury Bathroom Furniture
- Double Garage with Block Paved Driveway
- Grade A Worcester Bosch Condensing Boiler
- Double Fitted Wardrobes to Master Bedroom
- Gas Fire & Surround
- Alarm & Security Lighting
- PVCu Windows and Doors to Secure by Design Standard



## GROUND FLOOR



## FIRST FLOOR



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4 Bedroom Detached | Double Garage |  
Lounge Kitchen/Dining | Utility | Entrance  
Hall | Bathroom | Master En-suite

### Ground Floor

Lounge	16'7" x 11'0"	5.06m x 3.35m
Kitchen/ Dining	20'10" x 11'3"	6.36m x 3.44m
Utility	9'7" x 5'11"	2.91m x 1.81m

### First Floor

Bedroom 1	12'4" x 11'7"	3.75m x 3.54m
En-suite	6'4" x 6'1"	1.93m x 1.85m
Bedroom 2	9'9" x 9'2"	2.97m x 2.80m
Bedroom 3	10'3" x 9'8"	3.11m x 2.94m
Bedroom 4	10'3" x 10'0"	3.11m x 3.05m
Bathroom	11'5" x 7'2"	3.47m x 2.18m

Illustrations and plans are indicative and for guidance only. Architectural details, materials and colours will change from plot to plot. Design changes may be made without prior notice. All dimensions shown on this brochure are approximate and intended for guidance only.

**TAYLOR**  
HOMES  
**LINDSEY**