

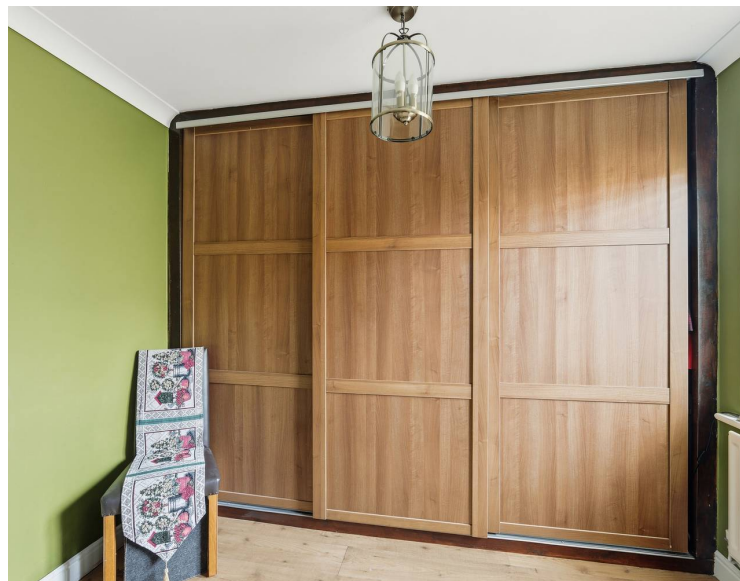


7 Westgate Park, Hough

£525,000 Freehold



This impressive detached family home offers over 1,700 sq.ft. of well-proportioned accommodation, including four double bedrooms and two en-suite shower rooms. • The stunning kitchen/diner provides the perfect hub for family life, featuring extensive worktop space, a built-in dishwasher, ample dining space, and French doors opening onto the rear garden. • Multiple reception rooms, including a spacious living room, cosy snug, and versatile office/playroom/gym, provide flexible living space to suit a variety of lifestyles. • The property benefits from a private and peaceful rear garden, an integrated garage, and a driveway providing off-road parking for up to three vehicles. • Occupying a desirable position within a quiet cul-de-sac in the sought-after village of Hough, the property offers an excellent setting for modern family living. • Ideally positioned within the village of Hough



Offered to the market with no onward chain, this beautifully presented four-bedroom detached home is tucked away within a quiet and highly desirable cul-de-sac in the village of Hough. Extending to over 1,700 sq.ft. of versatile accommodation, the property offers generous room proportions throughout, a private rear garden, and flexible living spaces perfectly suited to modern family life. Combining spacious interiors with a convenient village location, this exceptional home presents an excellent opportunity for those seeking a straightforward move.

Upon entering the property, you are welcomed by a spacious entrance hall which immediately creates a sense of light and space. Practicality has been carefully considered, with two useful understairs storage cupboards providing excellent everyday storage, alongside a conveniently located ground-floor WC.

The generously proportioned living room is a wonderful space for both relaxing and entertaining. Flooded with natural light, this inviting room offers ample space for multiple sofas and furnishings, making it the perfect setting for family gatherings, cosy evenings, or hosting guests. French doors open directly onto the rear garden, seamlessly connecting indoor and outdoor living during the warmer months.

Positioned to the front of the property, the snug provides a versatile and peaceful retreat away from the main living areas. Featuring built-in storage cupboards, this cosy room is ideal as a reading room, television lounge, or simply somewhere to unwind with a morning coffee after a busy day.

A further reception room adds significant flexibility to the accommodation and can easily adapt to suit a variety of lifestyles. Whether utilised as a home office for remote working, a home gym, children's playroom, hobby room, or occasional guest space, this room offers excellent versatility. Built-in storage cupboards further enhance its practicality and functionality.

The heart of the home is undoubtedly the stunning kitchen/diner. Designed with modern family life in mind, this superb space offers an abundance of worktop preparation areas and storage, together with a built-in dishwasher and designated space for an oven and fridge/freezer. The generous layout comfortably accommodates a large dining table, creating a fantastic environment for everyday family meals, entertaining friends, or hosting special occasions. French doors lead directly onto the rear garden, allowing natural light to pour into the room while creating a wonderful connection to the outdoor space.

Complementing the kitchen is a separate utility room, providing valuable additional storage and laundry facilities with space for both a washing machine and tumble dryer. This practical area helps keep household appliances and everyday clutter neatly tucked away from the main living accommodation.

The first floor continues to impress with four well-proportioned bedrooms. The principal bedroom is an exceptionally spacious double room, enhanced by a large window which fills the space with natural light and creates a bright, airy atmosphere. The room benefits from a stylish en-suite shower room featuring a contemporary walk-in shower.

Bedroom two is another generous double bedroom, offering excellent proportions and the added luxury of its own



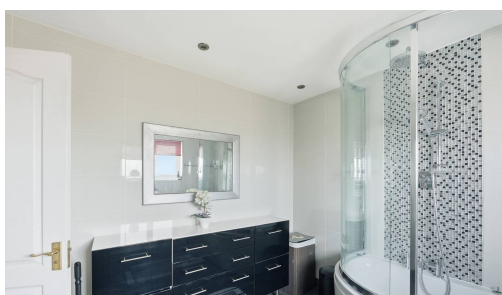
Tucked away within a quiet cul-de-sac in the sought-after village of Hough, this beautifully presented four-bedroom detached home offers an impressive blend of versatility and family living.

Council Tax band: F

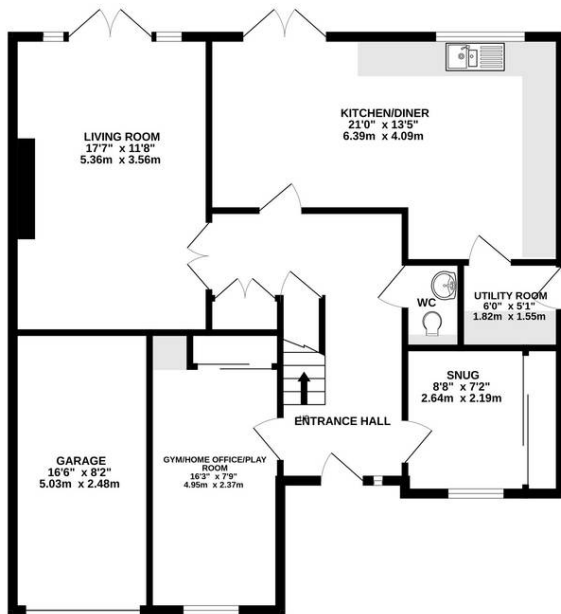
Tenure: Freehold

EPC Energy Efficiency Rating: C

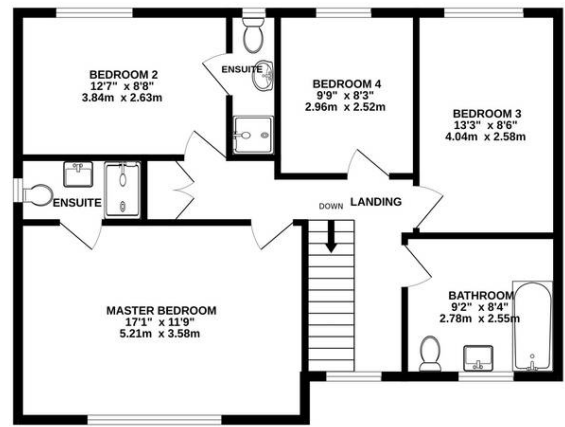
EPC Environmental Impact Rating: C



GROUND FLOOR
985 sq.ft. (91.5 sq.m.) approx.



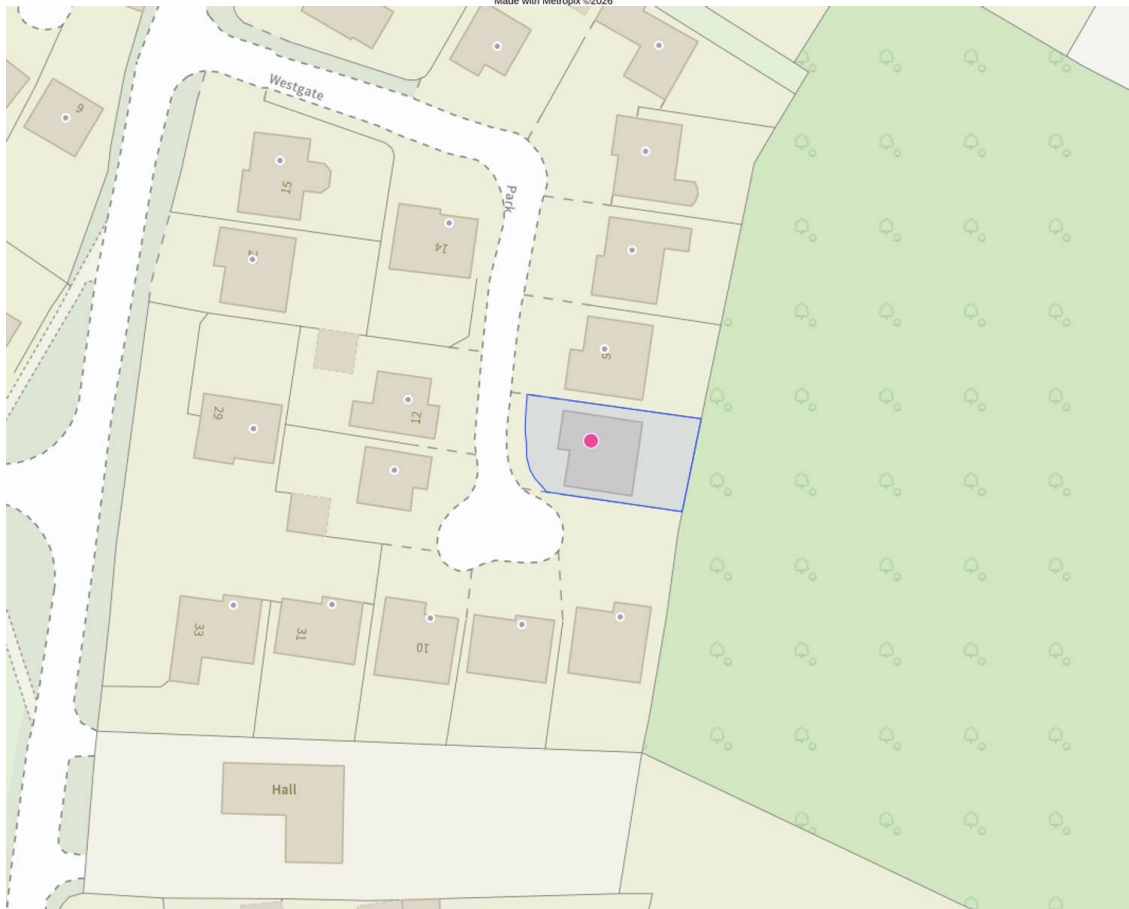
1ST FLOOR
740 sq.ft. (68.8 sq.m.) approx.



TOTAL FLOOR AREA : 1725 sq.ft. (160.3 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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