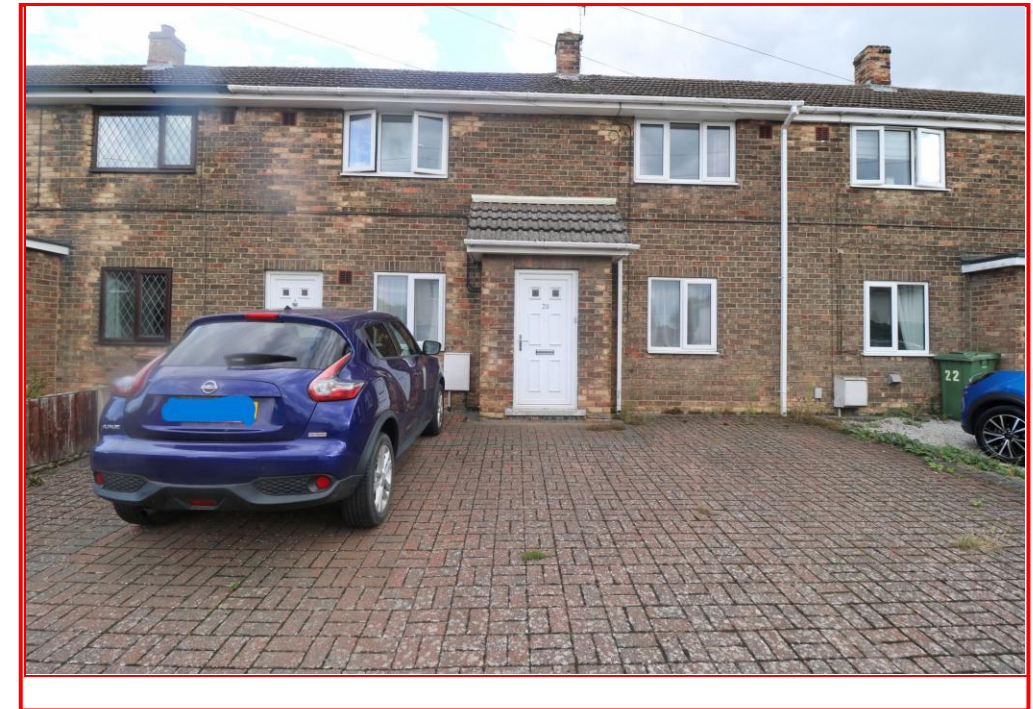




**20 Carrhouse Road,
Belton, DN9 1PG**

- A well-presented mid terraced property a credit to its current owners. Located in the village of Belton and within access to all local amenities. Easily accessible to the M180 motorway network. This immaculate family home must be viewed. Comprising of an entrance lobby, living room, dining kitchen, inner lobby/utility to the ground floor and three bedrooms and family bathroom to the first floor. Brick block paved driveway with parking. Rear lawned garden with a range of flowers, shrubs and plants and patio area. Upvc double glazed. Gas fired central heating. •

- Mid-Terraced House - Living Kitchen - Inner Lobby/ Utility - Living Room - Three Bedrooms - Driveway With Parking - Well Presented •

Price Region: £195,000

MID TERRACED HOUSE

THE PROPERTY: A well-presented mid terraced property a credit to its current owners. Located in the village of Belton and within access to all local amenities. Easily accessible to the M180 motorway network. This immaculate family home must be viewed. Comprising of an entrance lobby, living room, dining kitchen, inner lobby/utility to the ground floor and three bedrooms and family bathroom to the first floor. Brick block paved driveway with parking. Rear lawned garden with a range of flowers, shrubs and plants and patio area. Upvc double glazed. Gas fired central heating.

ENTRANCE LOBBY: Tiled floor with staircase leading to the first-floor landing and bedrooms. Radiator.

LIVING ROOM: 16' 4" x 10' 11" (4.985m x 3.344m)
Front facing window and rear facing French doors leading to the garden and patio area. Inglenook style fireplace with feature beam. Television point. Laminate flooring. Radiator.



DINING KITCHEN: 16' 6" x 9' 0" (5.030m x 2.754m)
Double aspect windows. A range of wall and base units with drawers and dresser style unit with display top and glass cupboard doors. Worktop incorporating a one and a half bowl single drainer sink with mixer tap and tiled splash backs. Four ring electric hob with extractor fan over. Built in separate oven and grill. Ceiling spotlights. Tied floor. Integrated fridge freezer and dishwasher. Built in pantry with additional storage cupboard. Radiator.



INNER LOBBY/UTILITY
Double aspect windows. Fitted base and wall units. Worktop with provisions under for white goods. Tiled splash backs. Tiled floor. Down lights.



FIRST FLOOR.LANDING: Rear facing window. Built in cupboard. Radiator.



BEDROOM 1: 12' 5" x 9' 4" (3.798m x 2.866m) Front facing window. Radiator.



BEDROOM 2: 10' 10" x 10' 5" (3.323m x 3.184m)
Font facing window. Built in storage cupboard. Radiator.



BEDROOM 3: 9' 10" x 6' 8" (3.005m x 2.044m)
Rear facing window. Radiator.



SHOWER ROOM: 6' 10" x 5' 6" (2.092m x 1.688m)
Rear facing window. Fitted suite comprising of a vanity sink unit with cupboards under, display top- and low-level W.C. Walk in shower. Tiled walls and tiled floor. Fitted storage cabinet. Down lights. Heated towel rail.



OUTSIDE: To the front there is a brick block paved driveway with parking. To the rear is a beautifully maintained garden featuring a generous lawned area and a paved patio, perfect for outdoor dining or relaxing. The garden is bordered by mature flowers, shrubs, and a variety of established plants, offering both color and privacy. A charming stone pathway adds character and provides access through the garden, while wooden fencing to both sides ensures a secure and enclosed space. External power, light, and tap.

SERVICES: Mains water, electricity, drainage, and gas

LOCAL AUTHORITY:

COUNCIL TAX: Band: A

TENURE: Freehold assumed

VIEWING: Strictly by appointment with Keith Clough Estate Agents – 01427 873236