

HoldenCopley

PREPARE TO BE MOVED

Greendale Road, Arnold, Nottinghamshire NG5 6PD

Guide Price £280,000 - £300,000

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NO UPWARD CHAIN...

Situated in a popular location, this three-bedroom detached house offers plenty of potential and comes with no upward chain. The property is conveniently located close to a range of local amenities including shops, eateries, schools, and excellent commuting links. Upon entering, you are greeted by a spacious living room that seamlessly flows into the dining room, creating a bright and open living space. The fitted kitchen is ideal for your culinary needs, and there is also a versatile office, perfect for working from home or as a study area. The upper level comprises two double bedrooms, a single bedroom, and a three-piece bathroom suite. Outside, the property features a driveway providing off-road parking for multiple cars, as well as access to a garage that offers ample storage space. The front garden area includes a lawn and a range of plants and shrubs, enhancing the property's kerb appeal. To the rear, you will find a private enclosed garden with a lawn and a variety of plants and shrubs, offering a peaceful outdoor space.

MUST BE VIEWED





- Detached House
- Three Bedrooms
- Three Reception Rooms
- Fitted Kitchen
- Three-Piece Bathroom Suite
- Driveway & Garage
- No Upward Chain
- Plenty Of Potential
- Popular Location
- Must Be Viewed





GROUND FLOOR

Porch

The porch has tiled flooring, full-height UPVC double-glazed windows and a single UPVC door providing access into the accommodation.

Entrance Hall

The entrance hall has carpeted flooring, a radiator and a single door providing access from the porch.

W/C

This space has a low level flush W/C, a wall-mounted wash basin, a tiled splash back, carpeted flooring and a UPVC double-glazed obscure window to the side elevation.

Living Room

13'0" x 11'7" (3.98m x 3.54m)

The living room has carpeted flooring, a radiator, ceiling coving, a fireplace with a decorative surround, open access to the dining room and a UPVC double-glazed window to the front elevation.

Dining Room

10'9" x 9'8" (3.28m x 2.97m)

The dining room has carpeted flooring, a radiator, ceiling coving and sliding patio doors opening out to the rear garden.

Kitchen

12'9" x 8'4" (3.90m x 2.56m)

The kitchen has a range of fitted base and wall units with worktops, a stainless steel sink with a drainer and taps, partially tiled walls, a radiator, vinyl tiled flooring and a UPVC double-glazed bay window to the rear elevation.

Office

8'0" x 7'6" (2.44m x 2.31m)

The office has carpeted flooring, a radiator, two UPVC double-glazed windows to the rear and side elevations and a single UPVC door providing access to the rear garden.

FIRST FLOOR

Landing

The landing has carpeted flooring, a UPVC double-glazed window to the side elevation, access to the first floor accommodation and access to the loft.

Master Bedroom

12'0" x 11'11" (3.67m x 3.64m)

The main bedroom has original wood flooring, a radiator, an in-built storage cupboard and a UPVC double-glazed window to the front elevation.

Bedroom Two

11'11" x 9'10" (3.64m x 3.00m)

The second bedroom has carpeted flooring, a radiator, two in-built storage cupboards and a UPVC double-glazed window to the rear elevation.

Bedroom Three

8'11" x 7'5" (2.73m x 2.28m)

The third bedroom has carpeted flooring, a radiator and a UPVC double-glazed window to the front elevation.

Bathroom

7'2" x 5'5" (2.19m x 1.67m)

The bathroom has a low level dual flush W/C, a pedestal wash basin, a panelled bath with an electric shower fixture, a radiator, partially tiled walls, carpeted flooring and a UPVC double-glazed obscure window to the rear elevation.

OUTSIDE

Front

To the front of the property is a driveway providing off-road parking for multiple cars, access to the garage, gated access to the rear garden, a lawn and a range of plants and shrubs.

Garage

16'5" x 8'2" (5.01m x 2.51m)

The garage has courtesy lighting, a wall-mounted boiler, an in-built storage cupboard, ample storage space and an up-and-over door.

Rear

To the rear of the property is a private enclosed garden with a lawn, a variety of plants and shrubs and fence panelling boundary.

DISCLAIMER

Council Tax Band Rating - Gedling Borough Council - Band D

This information was obtained through the directgov website.

HoldenCopley offer no guarantee as to the accuracy of this information, we advise you to make further checks to confirm you are satisfied before entering into any agreement to purchase.

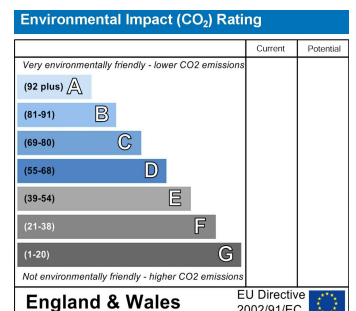
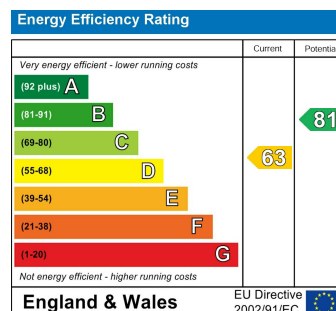
The vendor has advised the following:

Property Tenure is Freehold

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FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations are an approximate only. They cannot be regarded as being a representation by the seller nor their agent and is for identification only. Not to scale.
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