

HoldenCopley

PREPARE TO BE MOVED

Colborn Street, Thorneywood, Nottinghamshire NG3 3AW

Guide Price £200,000 - £210,000

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GUIDE PRICE: £200,000 - £210,000

NO UPWARD CHAIN...

This three double bedroom detached house is a credit to the current owners as they have transformed the place into a lovely home due to having a complete renovation throughout making it ready for you to move straight in. This property would appeal to many growing families as the property offers an abundance of space throughout. Situated in a popular location within reach of various local amenities, schools and excellent bus links into the City Centre. To the ground floor is an entrance hall, a large lounge / diner, a modern kitchen and a W/C. The first floor carries three good sized bedrooms serviced by a modern four piece bathroom suite and an additional W/C. Outside there is a low maintenance garden and off road parking for multiple vehicles.

MUST BE VIEWED





- Detached House
- Three Double Bedrooms
- Spacious Lounge / Diner
- Modern Kitchen
- Ground Floor W/C
- Storage Space
- Modern Bathroom & Additional W/C
- Low Maintenance Garden
- Off Road Parking
- Must Be Viewed





GROUND FLOOR

Entrance Hall

6'10" x 5'6" (2.1 x 1.7)

The entrance hall has tiled flooring, carpeted stairs, a radiator, an under-stair cupboard, a wall mounted alarm panel, a UPVC double glazed frosted glass window and a UPVC door providing access into the accommodation

Lounge / Diner

12'1" x 23'3" (3.7 x 7.1)

The lounge / diner has UPVC double glazed windows to the front, side and rear elevation, carpeted flooring, two radiators, a TV point and a feature fireplace with a decorative surround

Kitchen

13'1" x 10'5" (4.0 x 3.2)

The kitchen has a range of fitted base and wall units with rolled edge worktops, a stainless steel sink and a half with mixer taps and drainer, an integrated oven, an induction hob with an extractor fan, space and plumbing for a washing machine, space for a fridge freezer, tiled flooring, tiled splash back, a radiator, a pantry cupboard, a UPVC double glazed obscure window to the side elevation, a UPVC double glazed window to the rear elevation and a single UPVC door to the rear porch

W/C

This space has a low level W/C, a wash basin, floor to ceiling tiles, a chrome heated towel rail and a UPVC double glazed window to the front elevation

Rear Porch

This space has tiled flooring, a UPVC double glazed obscure window to the rear elevation and a UPVC door providing access to the rear garden

FIRST FLOOR

Landing

The landing has carpeted flooring, recessed spotlights, access to the first floor accommodation and access to a boarded loft with lighting via a drop down ladder

Master Bedroom

11'10" x 10'11" (3.61m x 3.33m)

The main bedroom has a UPVC double glazed window to the front elevation, a UPVC double glazed obscure window to the side elevation, laminate flooring, a radiator and two freestanding wardrobes

Bedroom Two

11'8" x 10'4" (3.58m x 3.15m)

The second bedroom has a UPVC double glazed window to the rear elevation, laminate flooring and a radiator

Bedroom Three

10'2" x 10'2" (3.1 x 3.1)

The third bedroom has a UPVC double glazed window to the rear elevation, a radiator, laminate flooring and a fitted cupboard

Bathroom

10'9" x 6'10" (3.3 x 2.1)

The bathroom has a low level flush WC, a pedestal wash basin, a panelled bath with an overhead shower and a shower screen, a separate shower enclosure, a chrome heated towel rail, a recessed wall alcove, tiled flooring, fully tiled walls, an extractor fan and a UPVC double glazed obscure window to the front elevation

W/C

4'11" x 2'7" (1.5 x 0.8)

This space has a low level flush WC, tiled flooring, fully tiled walls and a UPVC double glazed obscure window to the side elevation

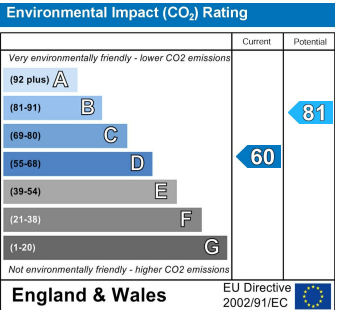
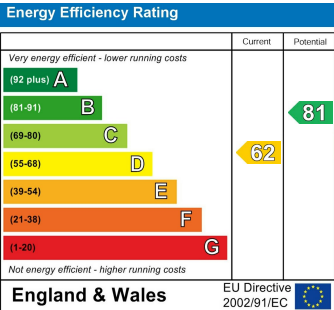
OUTSIDE

To the side and rear of the property is a driveway with a car port, an artificial lawn, a range of decorative plants, fence panelling and a hedged border

DISCLAIMER

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Approx. Gross Internal Area of the Ground floor:
509.89 Sq Ft - 47.37 Sq M
Approx. Gross Internal Area of the Entire Property:
967.46 Sq Ft - 89.88 Sq M

Approx. Gross Internal Area of the 1st floor:
457.57 Sq Ft - 42.51 Sq M
Approx. Gross Internal Area of the Entire Property:
967.46 Sq Ft - 89.88 Sq M

All sizes and areas are approximate and for identification only. Not to scale.
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