



OLD ROAD | SUTTON-IN-ASHFIELD | NG17 3DY

BuckleyBrown
ESTATE AGENTS

A LOVELY FAMILY HOME!.. This stunning five bedroom detached home offers the full package in our opinion, with a modern, contemporary layout and accommodation finished to an excellent standard that has been complemented well with stylish fixtures and fittings throughout. Standing proud with a driveway to the side and detached garage providing ample off-street parking, we are certain that this home will be perfect for any growing family.

As you step inside the entrance hallway you will get a great sense of space. One of the first rooms to catch your eye is the living room, beautifully presented and filled with natural light. There is a lovely feature fireplace with surround which creates a lovely focal point and there is a door leading into the second reception room making it perfect for entertaining. The kitchen leads nicely off here which creates a lovely flow through the house and comes complete with a range of stylish shaker style cabinets and units, complementary work surface and integrated appliances, including a wine cooler! For added convenience there is a separate utility room just off here that will definitely come in handy! As you walk further you will find two bedrooms, one of which is currently being utilised as an excellent office space and both of which both offer plenty of versatility. There is also a lovely family bathroom just off the hall. Impressed so far? Let's head upstairs!

On the first floor you will find a spacious and beautiful gallery landing with two velux windows that leads you wonderfully into three wonderfully presented bedrooms, two of which benefit from their own stylish en-suite!

Finally, let's talk about the garden! To the rear you will find a beautifully presented garden that is mainly laid to lawn, with a paved seating area and hedge surround offering a great degree of privacy for you to enjoy all year round! The property is set in a wonderful rural area, with lots of nearby parks that are perfect for dog-walking!





Entrance Hallway

With cupboard for additional storage, central heating radiator and access to;

Living Room 11'1" x 18'0"

With dual aspect windows to the front and side elevation. There is a lovely feature fireplace with surround and a set of double doors leading nicely outside.

Dining Room 10'3" x 13'7"

With central heating radiator and dual aspect windows to the side and rear elevation

Kitchen 10'3" x 12'0"

Complete with a range of shaker style units and cabinets with complementary work surface over and inset sink and drainer. Fitted with a range of integrated appliances including a fridge freezer, wine cooler and dishwasher. With space and plumbing for a double oven and there is a window to the rear elevation.

Utility Room 4'11" x 10'3"

Fitted with a range of wall and base units

with complementary work surface over and inset sink. With space and plumbing for a washing machine, tumble dryer and fridge. There is also a door leading nicely outside for added convenience.

Bathroom 6'9" x 8'1"

Complete with a fitted bath, separate shower cubicle, low flush WC, vanity hand wash basin, full-height tiling, heated towel rail and opaque window to the side elevation.

Landing

With two velux windows and access to;

Bedroom One 12'9" x 16'9"

With central heating radiator and window to the rear elevation.

En-suite to Bedroom One 5'10" x 6'3"

Complete with shower, low flush WC, wash hand basin and velux window.



Bedroom Two 11'2" x 16'9"

With built-in wardrobe, window to the rear elevation and access to;

En-suite to Bedroom Two 6'7" x 6'9"

Complete with shower, low flush WC, wash hand basin and velux window.

Bedroom Three 9'8" x 12'8"

With built-in wardrobes, central heating radiator and window to the side elevation.

Bedroom Four 10'4" x 11'7"

With central heating radiator and window to the front elevation.

Bedroom Five 6'7" x 7'9"

With central heating radiator and velux window.

Outside

Standing proud with a driveway to the side and detached garage providing ample off-street parking. The rear garden is mainly laid to lawn, with hedge surround offering a degree of privacy and paved patio seating area.



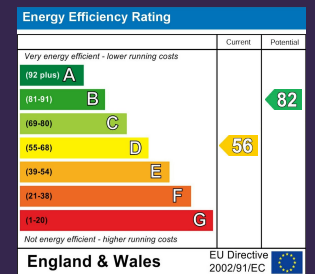






Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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