



Watnall Road, Hucknall, Nottingham





Property Description

Offered for sale with no upward chain is this traditional three bedroom detached family home situated in a popular location of Hucknall. This property has been well loved but is in need of some modernisation and is ideal for someone looking to make it their own. The accommodation in brief comprises; hall way, two reception rooms, kitchen and a rear porch. To the first floor there are three bedrooms, a bathroom and a separate W.C. Outside there are well maintained gardens to the front and rear with a driveway and a detached storage garage. Viewings are strongly recommended, call today to arrange your viewing.

Entrance Hall

The property is entered via a wooden door to the front elevation having a feature stained glass window into a hallway with wooden flooring, wall mounted radiator, stairs off leading to the first floor, walk in pantry with a window to the side elevation and houses the fuse box.

Lounge

12' 5" max x 13' 5" into bay (3.78m max x 4.09m into bay)
Having a UPVC double glazed bay window to the front elevation, gas fire place, and a wall mounted radiator.

Dining Room

11' 11" max x 13' 5" (3.63m max x 4.09m)
With a UPVC double glazed window to the rear elevation overlooking the garden, picture rail, wall mounted radiator and a gas fire with tiled hearth.

Kitchen

9' 10" x 6' 10" (3.00m x 2.08m)
A fitted kitchen having a range of wall and base units with work surface over incorporating a stainless steel sink and drainer unit, part tiled splash backs. There is an electric cooker point, space for an under unit fridge, wall mounted radiator, wall mounted boiler, window to the rear elevation and a door to the rear elevation leading to the rear porch.

Rear Porch

Having two windows to the side elevation, a storage cupboard with lighting and power and a door to the rear elevation leading to the garden.



Landing

Having an obscured UPVC double glazed window to the side elevation, coving to ceiling, loft access and doors off leading to;

Bedroom One

13' 5" x 11' 11" (4.09m x 3.63m)

Having a UPVC double glazed window to the rear elevation, wall mounted radiator, picture rail and built in wardrobes.

Bedroom Two

13' 10" x 9' 1" (4.22m x 2.77m)

13'10 into bay x 9'1 to wardrobe doors - Having a UPVC double glazed bay window to the front elevation, built in wardrobes and a wall mounted radiator.

Bedroom Three

8' 3" max x 6' 11" (2.51m max x 2.11m)

With a UPVC double glazed window to the front elevation, fitted wardrobes and a wall mounted radiator.

W.C

Fitted with a low level W.C, wall mounted radiator, and an obscured UPVC double glazed window to the side elevation.

Bathroom

7' 1" max x 6' 11" (2.16m max x 2.11m)

Comprising of bath with mixer taps over, pedestal wash hand basin, part tiled splash backs, airing cupboard housing the tank and a UPVC double glazed window to the rear elevation.

Outside

To the front of the property there is a well maintained garden with a lawned area and driveway. There is side access leading to the generous rear garden which has fenced and hedged boundaries, lawned area, paved seating area, outside tap and a storage garage.

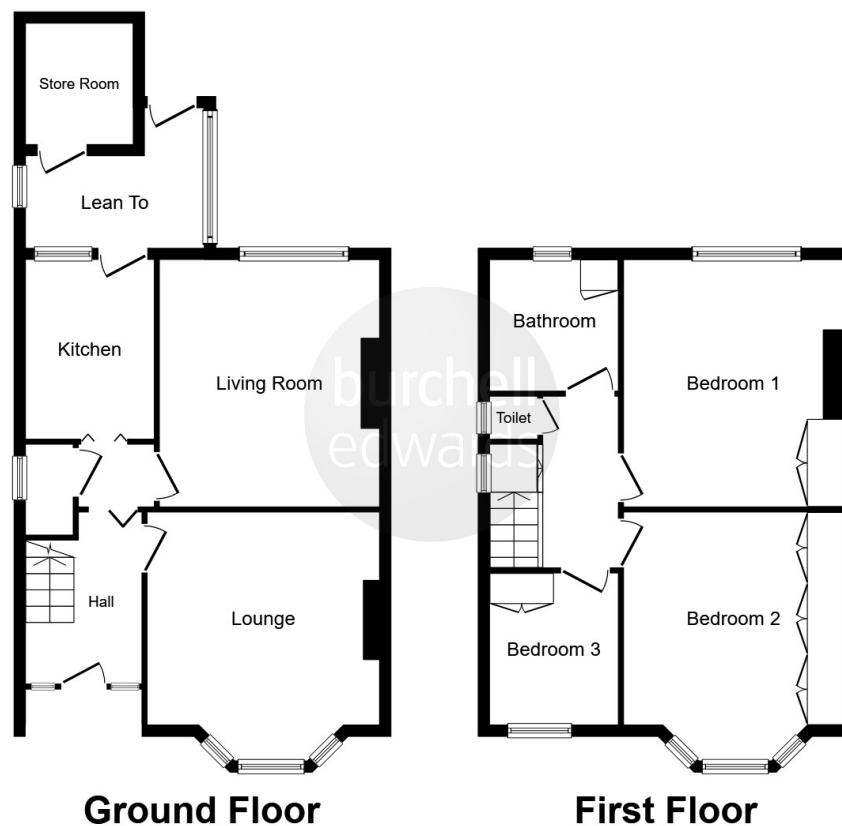
Agents Note

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you accordingly.









This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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Tenure: Freehold

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