



Maori Avenue
Hucknall Nottingham



Maori Avenue Hucknall Nottingham NG15 6RE

for sale offers over
£140,000



Property Description

Burchell Edwards are delighted to bring to market this two bedroom, mid terrace property located in a quiet cul de sac location with easy access to public transport links.

The property offers an entrance hallway, lounge, kitchen diner, conservatory, two bedrooms and shower room. There is also an enclosed rear garden.

Viewing is highly recommended - Don't miss out!!!!

Ground Floor Accommodation

Entrance Hallway

Entered into via front door with stairs leading to the first floor, built in cupboard and door into lounge.

Lounge

15' 3" max x 12' 10" max (4.65m max x 3.91m max)
Having double glazed bay window to the front, central heating radiator, TV point and door through to kitchen diner.

Kitchen Diner

9' 1" x 12' 10" (2.77m x 3.91m)
Having a range of wall and base units with work surface over, inset stainless steel sink and drainer with mixer tap, tiled splashback, space for electric oven and space for fridge freezer, window to the rear and door leading into conservatory.

Conservatory

Being of brick and UPVC construction with windows to the side and rear elevation and French doors leading out to the rear garden, space with plumbing for washing machine.

First Floor Accommodation

Landing

Having built in storage cupboard housing the central heating boiler and loft access.

Bedroom One

13' 2" x 9' 2" (4.01m x 2.79m)
Having built-in wardrobe, double glazed window to the front and central heating radiator.

Bedroom Two

11' 2" x 6' 9" (3.40m x 2.06m)
Having double glazed window to the rear and a central heating radiator.

Shower Room

Having corner shower cubicle, low level W.C, and wash hand basin, tiled splashbacks, heated towel rail and double

Outside

To the front of the property is a small lawned area with a path leading to the front entrance door.

To the rear the garden is laid to lawn area with a small patio and rear gate access.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Burchell Edwards on

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EPC Rating: C

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/HUK103610



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