



Common Lane
Hucknall Nottingham



Common Lane Hucknall Nottingham NG15 6TG

for sale offers over
£250,000



Property Description

Located in a popular residential area of Hucknall, this three bedroom detached home comprises of entrance hallway, spacious lounge with feature fireplace, kitchen diner, three bedrooms and family bathroom. The property sits on a generous garden plot and provides off road parking for three vehicles in addition to having a detached garage. Viewing is highly recommended

Entrance Hallway

Entered into via UPVC double glazed front door with UPVC double glazed window to the side elevation, central heating radiator, stairs off leading to the first floor and door leading to;

Lounge

15' 10" max into recess x 16' max (4.83m max into recess x 4.88m max)
Having UPVC double glazed bay window to the front elevation, and UPVC double glazed window to the side, feature fireplace with wooden surround and inset electric fire, two central heating radiators, coving to ceiling and door leading to the kitchen.

Kitchen Diner

15' 10" x 8' 10" max (4.83m x 2.69m max)
Fitted with a range of wall and base units with work surface over incorporating a stainless steel sink and drainer unit with a mixer tap, four ring electric hob with a stainless steel cooker hood over and an integrated electric oven. integrated dishwasher, plumbing and space for a washing machine, wall mounted central heating boiler, tiled splash backs, laminate flooring, coving to ceiling, two UPVC double glazed windows to the rear elevation and a UPVC double glazed door leading out to the rear garden.

First Floor

Landing Area

With a UPVC double glazed window to the side elevation, loft access with ladder and doors leading to;

Bedroom One

.13' 3" max x 9' 8" max (4.04m max x 2.95m max)
Having a UPVC double glazed window to the rear elevation, fitted wardrobes, central heating radiator and coving to ceiling.

Bedroom Two

11' 8" max x 8' 10" max (3.56m max x 2.69m max)
Having a range of built in wardrobes, with UPVC double glazed window to the front elevation and central heating radiator.

Bedroom Three

8' 8" max x 6' 9" (2.64m max x 2.06m)
Having overstairs built in storage, UPVC double glazed window to the front elevation, central heating radiator, laminate flooring and coving to ceiling.

Bathroom

Fitted with a three piece suite comprising; panelled bath with mains fed shower over, pedestal wash hand basin, low level W.C, tiled splash backs, airing cupboard, coving to ceiling, central heating radiator and UPVC double glazed obscured window to the rear elevation.

Outside

Located on a generous corner plot the property has generous front and rear gardens.

To the front of the property there is a lawned area with a block paved driveway to the side providing ample off road parking and giving access to the detached garage with side access gate leading to the rear garden.

The enclosed rear garden is easy maintenance with generous decked seating area and gravel beds, the property also has fenced boundaries and an outside tap.

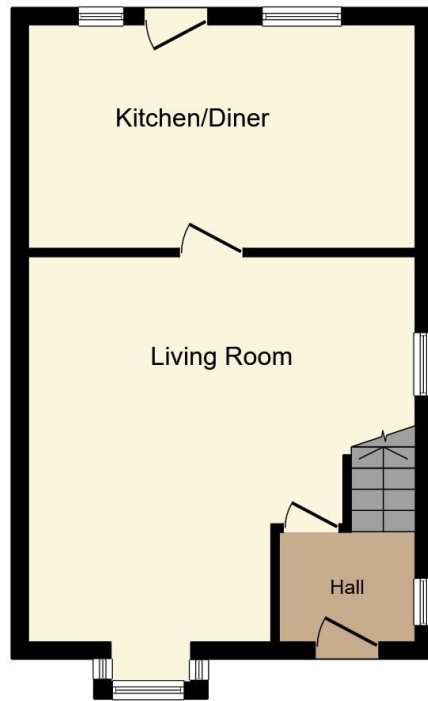
Detached Garage

18' 9" max x 9' 3" max (5.71m max x 2.82m max)
Having up and over door, power and light

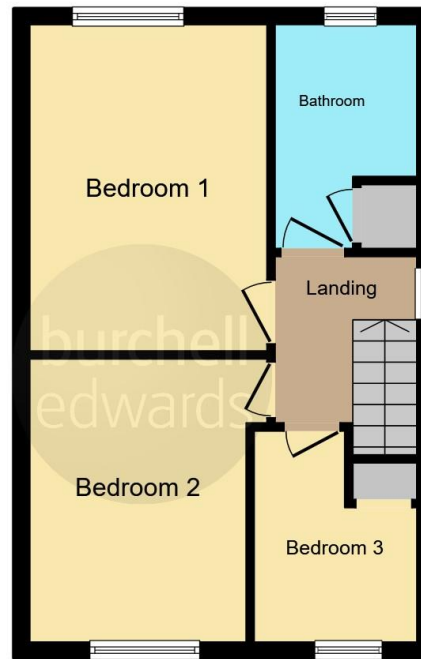




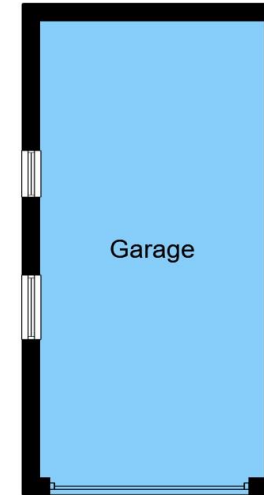




Ground Floor



First Floor



Garage

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: E

Tenure: Freehold

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