



Carlingford Road
Hucknall NOTTINGHAM

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Property Description

Take a look at this great valued property! Two bed plus attic room, situated on a popular street, close to good schools, train/tram and town centre. The property consists of lounge, kitchen/diner, bathroom and to the first floor two double bedrooms and further to the second floor an attic room currently used as a double bedroom. To the rear there is a low maintenance yard with shed. This would make an ideal first-time buyer property or investor looking for good returns. Call Burchell Edwards today to view before it's too late!

Lounge

12' 2" x 10' 8" (3.71m x 3.25m)

Accessed via composite door to the front with laminate flooring, a radiator and window to the front elevation.

Dining Area

12' 1" x 10' 9" (3.68m x 3.28m)

Having a radiator and being open plan to the kitchen.

Kitchen Area

7' 4" x 9' (2.24m x 2.74m)

Having wall and base units with work surfaces over, electric oven, electric hob, extractor fan, plumbing and space for washing machine, inset sink, window to the rear elevation and stairs off to the first floor.

First Floor

Landing Area

Having a radiator.

Bedroom One

.12' x 10' 8" (3.66m x 3.25m)

Having window to the front elevation and a radiator.

Bedroom Two

9' 4" x 6' 11" (2.84m x 2.11m)

Having window to the rear elevation and a radiator.

Bathroom

Having a bath, low level W.C, a radiator, vanity wash hand basin, obscured window to the side elevation and tiled walls.

Loft Room

10' 7" x 12' 1" (3.23m x 3.68m)

Having a velux style window and a radiator.

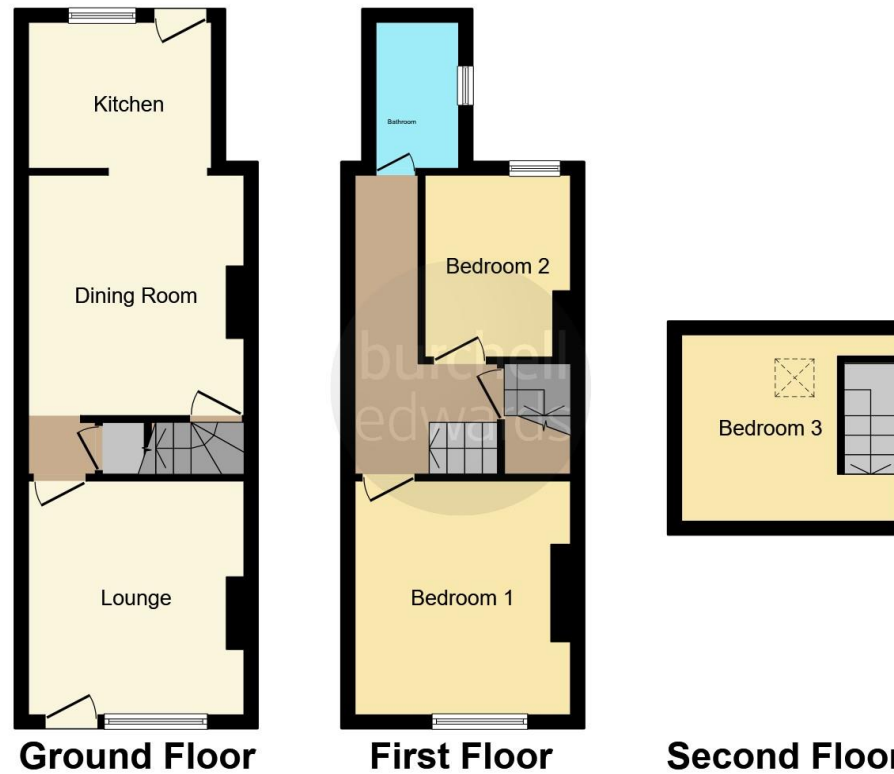
Outside

To the rear the garden has a low maintenance yard with gate to the rear.









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

To view this property please contact Burchell Edwards on

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EPC Rating: Awaiting

Tenure: Freehold

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