



Park Road  
Bestwood Village Nottingham



# Park Road Bestwood Village Nottingham NG6 8TQ

for sale offers in excess of  
**£220,000**



## Property Description

This deceptively spacious terraced home must be viewed to be fully appreciated.

The property offers entrance hallway, lounge, dining room and kitchen, three bedrooms and bathroom with separate WC. Outside there is a front garden and generous rear garden with driveway providing off road parking and access to the detached double garage

Being located in a quiet village and just a short walk away from Bestwood Country Park and Mill Lakes the property must be viewed to be fully appreciated - Don't Miss Out

## Entrance Hallway

Accessed via composite door leading into the hallway with a radiator and door off to:-

## Dining Room

9' 1" x 10' 6" Plus recess ( 2.77m x 3.20m Plus recess )

Having laminate flooring, a radiator and double glazed window to the front elevation.

## Lounge

15' 2" x 11' 11" ( 4.62m x 3.63m )

Having a radiator, electric fire, french doors to the rear elevation.

## Kitchen

18' 11" x 6' 3" ( 5.77m x 1.91m )

Having wall and base units with work surfaces over, inset sink and a half, two radiators, two double glazed windows to the front elevation, storage cupboard, UPVc double glazed french doors to the rear, plumbing and space for washing machine and space for a fridge.

## First Floor Landing

Having loft access which is fully boarded.

## Bedroom One

11' 11" x 12' 4" Plus recess ( 3.63m x 3.76m Plus

recess )

Having newly fitted carpet flooring, a radiator and double glazed window to the rear elevation.

## Bedroom Two

10' 7" x 9' 2" ( 3.23m x 2.79m )

Having double glazed window to the front elevation, a radiator and laminate flooring.

## Bedroom Three

11' x 6' 3" ( 3.35m x 1.91m )

Having double glazed window to the front elevation, a radiator and laminate flooring.

## Bathroom

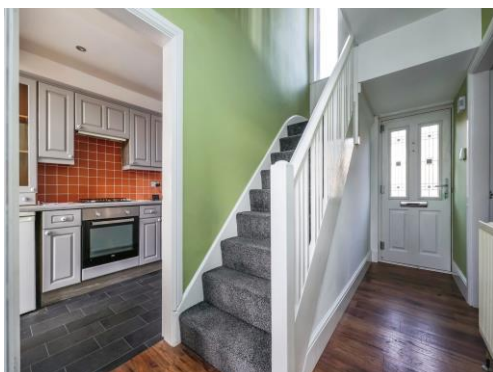
Having a bath with shower over, pedestal wash hand basin and double glazed obscured window to the rear elevation.

## Separate W.C

Having low level W.C and obscured window to the rear elevation.

## Outside

To the rear the garden is mainly laid to lawn with access to the drive, slab seating area and access to the double garage.





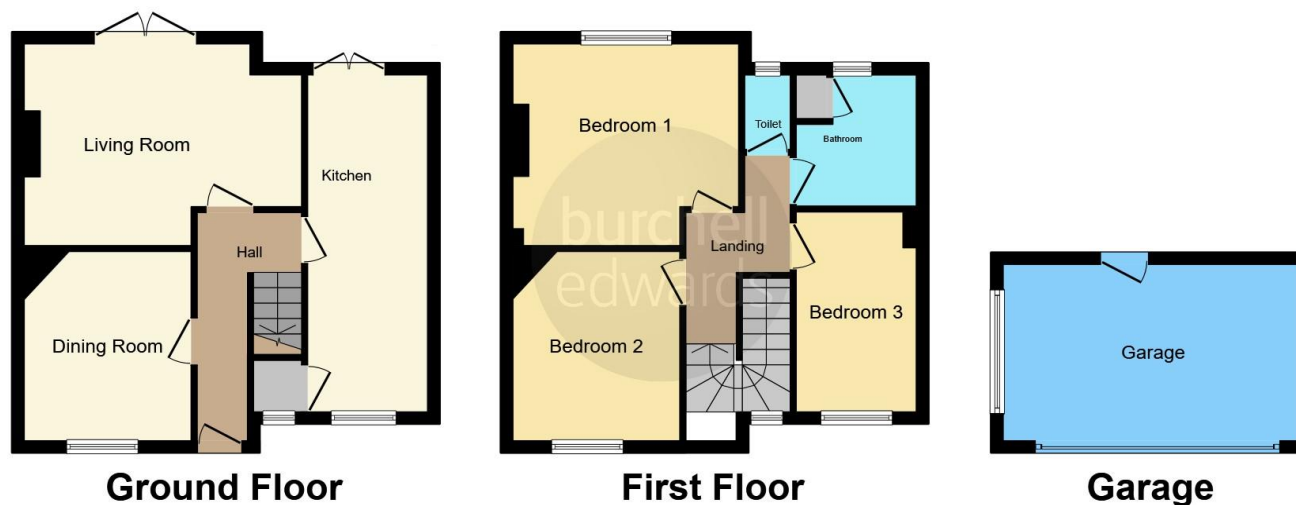












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Tenure: Freehold

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