



Broomhill Road
Hucknall Nottingham



Broomhill Road Hucknall Nottingham NG15 6AD

for sale offers over
£180,000



Property Description

A well presented family home located close to shops, school and public transport links. Viewing is essential to fully appreciate the size of home on offer

Ground Floor

Entrance Hall

Accessed via a UPVC door to the front, under stair storage, radiator and laminate flooring.

Lounge

20' 1" x 10' 11" (6.12m x 3.33m)
With a double glazed windows to the front and rear and two radiators.

Kitchen

8' 9" x 7' 5" (2.67m x 2.26m)
A modern fitted kitchen with matching wall and base units with complementary work surfaces over and an inset sink and drainer unit with mixer tap over. There space and plumbing for a washing machine, space for a cooker and space for a free standing fridge freezer. There is a double glazed window to the front and a door to the side.

First Floor

Landing

With access to the loft, double glazed window to the side and access to the three bedrooms and family bathroom.

Bedroom One

10' 11" x 9' 6" (3.33m x 2.90m)
With a double glazed window to the rear, storage cupboard and a radiator.

Bedroom Two

7' 5" Max x 6' 5" Plus recess (2.26m Max x 1.96m Plus recess)
With a double glazed window to the front and a radiator.

Bedroom Three

7' 4" x 6' 2" (2.24m x 1.88m)
With a double glazed window to the front, radiator and storage cupboard.

Bathroom

A modern fitted suite comprising of a panel bath with shower over and vanity unit with W/C. With tiling to the walls, heated towel rail and extractor fan as well as a double glazed obscure window to the rear.

Outside

Front

To the front, there is a driveway providing off road parking as well as gate leading to the rear.

Rear

To the rear you will find a low maintenance garden offering a patio seating area and artificial lawned areas as well as a garden shed. The garden is fully enclosed with fenced boundaries.





To view this property please contact Burchell Edwards on

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EPC Rating: C Council Tax
Band: A

Tenure: Freehold

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