



Clare Close
Nottingham



Clare Close Nottingham NG6 0DD

for sale
£260,000



Property Description

This Semi-Detached Three Bedroom property offers spacious accommodation throughout, ideal for any growing families or first-time buyers. Situated close to local amenities such as shops, eateries and excellent transport links into Nottingham City Centre. The property has been lovingly updated and enhanced by the current owner.

The property comprises of Entrance Hallway, spacious Kitchen Diner, Downstairs WC, Lounge, Three good sized bedrooms and Family Bathroom. To the exterior the property benefits from a front Driveway and a low maintenance tiered Rear Garden with a lovely patio seating area.

Viewing is essential.

Ground Floor

Entrance Hall

Accessed via a composite door to the front. Having a radiator and two storage cupboards as well as doors to the cloakroom, lounge, kitchen diner and door to the rear.

Lounge

13' 8" x 11' 8" (4.17m x 3.56m)
Having a double glazed patio French doors to the rear, gas fire place and laminate flooring.

Kitchen

10' 4" Max x 13' 4" Max (3.15m Max x 4.06m Max)
Fitted with wall and base units with complementary worksurfaces over with an inset one and a half bowl sink and drainer unit with mixer tap over. With tiled flooring, double glazed window to the front, space and plumbing for a washing machine, electric oven, gas hob with extractor over, space for an American fridge freezer and a radiator.

Cloakroom

Fitted with a low level W.C, sink and a double glazed window to the front.

First Floor

Landing

Having loft access via a pull down ladder and is part boarded and having power and lighting. There is also a storage cupboard and access to the bedrooms and bathroom.

Bedroom One

10' 7" x 10' 3" (3.23m x 3.12m)

With a double glazed window to the front, radiator, built-in wardrobes and storage cupboard.

Bedroom Two

11' 9" x 10' 6" (3.58m x 3.20m)

With a double glazed window to the rear and a radiator.

Bedroom Three

8' 11" Max x 8' 10" Max (2.72m Max x 2.69m Max)

With a double glazed window to the rear and a radiator.

Bathroom

Fitted suite comprising of a P-shaped bath with a mains fed shower over, vanity sink, low level W/C, heated towel rail, extractor fan and a double glazed obscure window.

Outside

Front

To the front you will find a press concrete driveway providing off road parking as well as an outside tap.

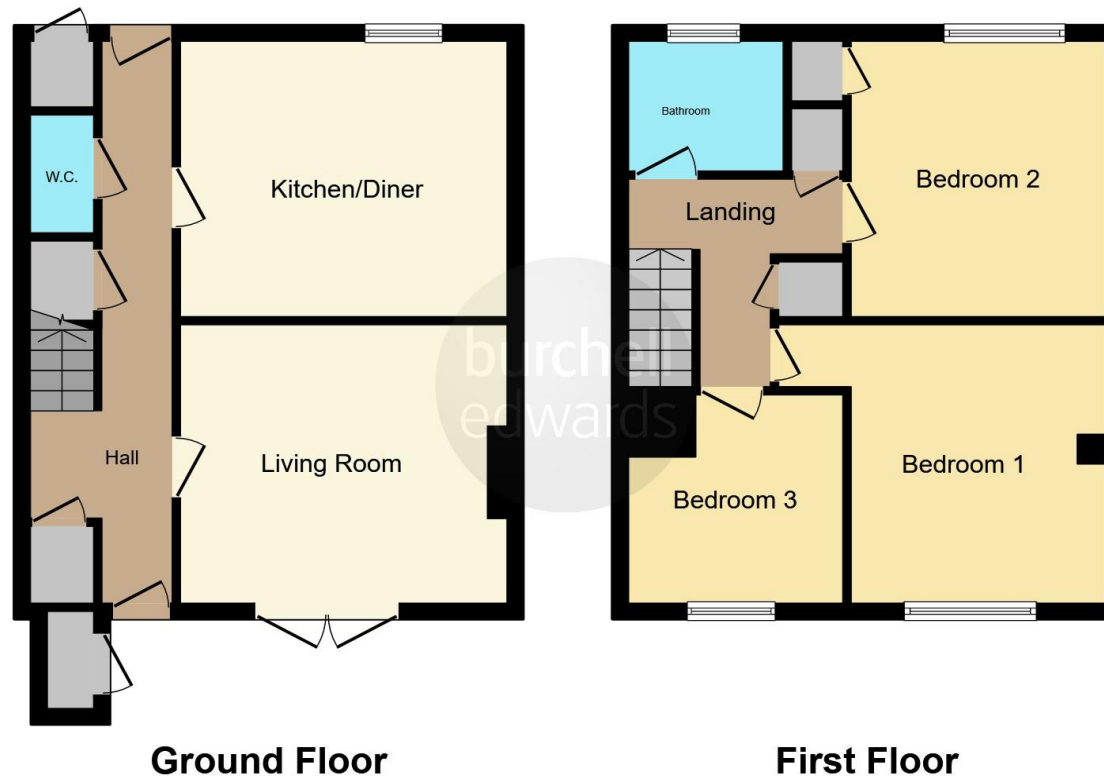
Rear

To the rear you a delightful tiered garden offering a patio seating area, decked seating area and a garden shed as well as a gate to the side.









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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Tenure: Freehold

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Property Ref: HUK103763 - 0001