



Park Road  
Hucknall Nottingham





## Property Description

Spacious Three Bedroom Semi Detached Home on Park Road, Hucknall - Chain Free

Offered to the market chain free, this well-proportioned three-bedroom semi-detached home on the sought-after Park Road in Hucknall.

Boasting generous living space throughout, the property features two separate reception rooms, ideal for flexible living - whether you need a formal dining area, playroom, or home office. The kitchen diner is well-sized with plenty of potential for modernisation.

Upstairs, you'll find three good-sized bedrooms and a family shower room, offering plenty of space for a growing family. The property also has an Attic Room.

Externally, the home benefits from a driveway leading to a garage, and a rear garden with room to relax, play

Located close to Hucknall town centre, schools, local shops, and excellent transport links including tram and train services, this property combines space, location, and potential.

## Entrance Hallway

Accessed via wooden door leading into the hallway where there is stairs off to the first floor and doors to:-

## Dining Room

14' 1" Max x 14' 5" Max ( 4.29m Max x 4.39m Max )  
Having window to the rear, electric fireplace, two radiators and access to the kitchen.

## Kitchen

25' 7" Max x 18' 3" Max ( 7.80m Max x 5.56m Max )  
Having window and door to the side elevation, french doors to the rear, wall and base units with work surfaces over, wall mounted boiler, integrated fridge and freezer, space and plumbing for washing machine, inset sink and a half, two radiators, spot light, gas hob, electric oven, extractor fan, glass splashback.

## Lounge

13' 1" x 13' 8" ( 3.99m x 4.17m )  
Having two radiators, window to the front elevation and electric fireplace.

## First Floor Landing

Having a radiator and obscured window to the side.

## Bedroom One

13' 6" x 11' 2" ( 4.11m x 3.40m )  
Having window to the front elevation and a radiator.

## Bedroom Two

11' 8" x 11' 1" ( 3.56m x 3.38m )  
Having windows to the side and rear elevations, a radiator and cupboard with stairs to the loft room.

## Bedroom Three

7' 11" x 8' 6" ( 2.41m x 2.59m )  
Having window to the rear elevation and a radiator.

## Shower Room

Having a mains fed shower cubicle, chrome heated towel rail, obscured window to the side elevation, vanity wash hand basin, low level W.C and spot lights.

## Outside

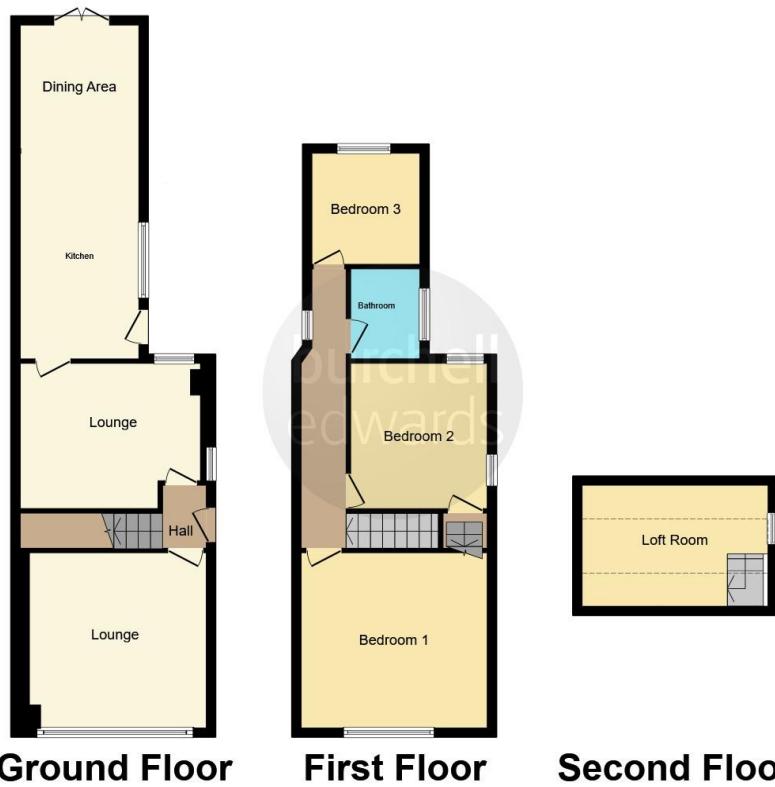
To the front of the property is a shared press concrete driveway providing off road parking and leading to a garage with power, electric up and over door.

To the rear the garden has an outside power socket, outside tap, patio seating area and a laid lawn section with mature borders.









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](http://www.focalagent.com)

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Band: B

Tenure: Freehold

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