



Hazel Grove, Balderton Newark NG24 3BQ

welcome to

Hazel Grove, Balderton Newark

**** GUIDE PRICE £150,000 - £160,000 **** A beautifully presented two bedroom mid-terraced house is spacious accommodation throughout and a fully enclosed rear garden. Briefly comprising of lounge/diner, kitchen, conservatory, two bedrooms and family bathroom.



Lounge/Diner

11' 8" x 15' 3" (3.56m x 4.65m)

Leading through a part glazed uPVC front door into the spacious lounge/diner with double glazed window to the front, radiator, fireplace and stairs rising to the first floor.

Kitchen

11' 8" x 11' 11" (3.56m x 3.63m)

A range of low and eye level units with part tiled walls, gas hob, extractor, oven, sink, plumbing for a washing machine, space for fridge/freezer and radiator. In addition, the kitchen also benefits from double glazed sliding doors into the conservatory and a storage cupboard.

Conservatory

Single glazed wooden dwarf wall conservatory with door leading out to the garden.

First Floor Landing

First floor landing with access into both bedrooms and family bathroom.

Bedroom One

9' 1" x 11' 8" (2.77m x 3.56m)

A generous DOUBLE bedroom with built in wardrobes, radiator and double glazed window to the front.

Bedroom Two

11' 8" x 9' (3.56m x 2.74m)

A further DOUBLE bedroom with radiator and double glazed window to the rear.

Family Bathroom

A newly renovated three piece family bathroom with part tiled walls, WC, wash hand basin, bath with electric shower over, extractor fan and large storage cupboard housing the boiler.

Outside Front Garden

Externally the property has a low maintenance frontage with paved path leading to the front door with plants and shrubs.

Rear Garden

The rear of the property is fully enclosed with artificial grass and shed.



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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Hazel Grove, Balderton Newark

- MID-TERRACED HOUSE
- TWO DOUBLE BEDROOMS
- LOUNGE/DINER
- CONSERVATORY
- TWO PARKING SPACES

Tenure: Freehold EPC Rating: C
Council Tax Band: A

guide price

£150,000 - £160,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NWK105864 - 0005

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william h brown



01636 640473



newark@williamhbrown.co.uk



47-48 Market Place, NEWARK,
Nottinghamshire, NG24 1EG



williamhbrown.co.uk