



Rushcliffe Avenue, Radcliffe-On-Trent Nottingham NG12 2AF

welcome to

Rushcliffe Avenue, Radcliffe-On-Trent Nottingham

William h Brown in West Bridgford are pleased to have on the market this beautiful three-bedroom detached family home, situated in the well sought-after village of Radcliffe-on-Trent. Call our office today to arrange a viewing!



Entrance Hall

Access to ground floor accommodation and stairs to first floor.

Kitchen

10' 5" x 9' 10" (3.17m x 3.00m)

Newly refurbish kitchen with matching wall and base units, gas hob that has never been used. Access to the side of the property.

Utility Room

A fantastic space which could be used as a pantry or utility space.

Dining Room

11' 4" x 9' 11" (3.45m x 3.02m)

An additional reception room great for hosting dinner parties with beautiful views of the stunning garden.

Lounge

16' 4" x 12' 5" (4.98m x 3.78m)

Dual aspect a large lounge great for unwinding after a long day at work.

Landing

Storage cupboard where the boiler is which is 3/4 years old.

Bedroom One

13' 1" x 10' 9" (3.99m x 3.28m)

A large double bedroom with double glazed windows.

Closet

10' 9" x 2' 9" (3.28m x 0.84m)

A great space for a walk-in wardrobe.

Bedroom Two

13' 1" x 9' 10" (3.99m x 3.00m)

Double bedroom with double glazed windows looking out onto the beautiful rear garden.

Bedroom Three

9' 11" x 9' 9" (3.02m x 2.97m)

Double bedroom with double glazed windows.

Family Bathroom

Shower cubicle with hand basin, low level w/c and heated towel rail.

Outside Space

To the front of the home there is a single garage with driveway for up to two cars which could be extended further.

To the rear of the home you have a private enclosed south facing beautiful garden. An outbuilding which contains a coal shed, outside toilet and access to the garage.

Additional Comments

Planning approved for extension into a five-bedroom house with extension to lounge, extension to kitchen, hallway and adding one bathroom upstairs plus and ensure to a master bedroom downstairs.



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Rushcliffe Avenue, Radcliffe-On-Trent Nottingham

- THREE BEDROOMS
- DETACHED
- COUNCIL TAX- E
- LARGE PLOT
- DRIVEWAY

Tenure: Freehold EPC Rating: F

offers in the region of

£575,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/WBF103018



Property Ref:
WBF103018 - 0014

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