



Meadowvale Crescent, Nottingham NG11 9LY

welcome to

Meadowvale Crescent, Nottingham

REDUCED

This well-presented 3-bedroom end-terraced home features a lounge, dining area, kitchen, and downstairs WC, with two double bedrooms, a single bedroom, and a family bathroom upstairs. The property also boasts a spacious loft room, and potential for off-street parking to the front (STPP).



Entrance Hall

A welcoming entrance hall with a UPVC front door, laminated flooring and a radiator.

Cloakroom

4' 6" x 5' 7" (1.37m x 1.70m)

Comprising of a WC, a washbasin and the boiler.

Lounge

19' 8" x 11' (5.99m x 3.35m)

A spacious lounge with a front aspect, an exposed brick feature chimney breast. Fitted with carpet and french doors to the dining room.

Dining Room

12' 4" x 9' 3" (3.76m x 2.82m)

With tiled flooring and patio doors out to the rear garden.

Kitchen

13' 6" x 11' (4.11m x 3.35m)

Fitted with base and eye level units and a breakfast bar. With an integrated electric hob and oven, inset sink and plumbing for a dishwasher and washing machine. A storage cupboard under stairs and a door allowing access to the side of the property.

Landing

Fitted with carpet, a radiator and french doors that lead to the staircase upto the loft space.

Bedroom 1

10' 9" x 8' 6" (3.28m x 2.59m)

A front aspect double bedroom with a radiator.

Bedroom 2

13' 2" x 8' 10" (4.01m x 2.69m)

A double bedroom to the rear of the property with built-in wardrobes, a radiator and carpet.

Bedroom 3

10' 7" x 7' 11" (3.23m x 2.41m)

A single bedroom sitting at the front of the property with a radiator.

Bathroom

Comprising of a P-shaped bath with an overhead shower, a WC, a washbasin, and a radiator.

Loft Space

16' 1" restricted head room x 8' 4" restricted head room (

4.90m restricted head room x 2.54m restricted head room)

A great additional space, currently being used as a games room but not limited to this. Fitted with a radiator, two Velux windows.

Outside

To the front of the property is the potential for a driveway (subject to approval for a drop kerb), which is gated. At the rear is a garden with side access, a decked seating area, a slabbed patio, a laid lawn and a brick shed.



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Meadowvale Crescent, Nottingham

- 3-BEDROOM END TERRACED HOME
- ADDITIONAL LOFT ROOM
- ENCLOSED REAR GARDEN WITH A BRICK SHED
- 2-RECEPTION ROOMS
- WELL-PRESENTED THROUGHOUT

Tenure: Freehold EPC Rating: C

offers over

£220,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WBF103297 - 0006

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