

HoldenCopley

PREPARE TO BE MOVED

West Terrace, Hucknall, Nottinghamshire NG15 7GD

Guide Price £140,000 - £150,000

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NO UPWARD CHAIN...

Discover the perfect opportunity for first-time buyers with this three-bedroom mid-terraced house, boasting no upward chain. This property is situated close to local amenities including shops, schools, and excellent commuting links. Upon entering, the ground floor features two reception rooms, a fitted kitchen offers practicality for your daily needs and a convenient ground-floor three-piece bathroom suite. Ascending to the upper level, you'll find two spacious double bedrooms alongside a comfortable single bedroom, which benefits from a dressing room, offering versatility and additional storage space. Outside, the property offers convenience with access to on-street parking at the front. The rear is a south-facing garden features a lawn, a decked seating area, a patio seating area, and an array of beautiful plants and shrubs, creating a perfect space to enjoy the outdoors.

MUST BE VIEWED





- Mid-Terraced House
- Three Bedrooms
- Two Reception Rooms
- Fitted Kitchen
- Ground Floor Bathroom
- Dressing Room
- On-Street Parking
- No Upward Chain
- Close To Local Amenities
- Must Be Viewed





GROUND FLOOR

Living Room

10'5" x 12'6" (3.20m x 3.82m)

The living room has laminate wood-effect flooring, a radiator, a feature fireplace, a UPVC double-glazed window to the front elevation and a single composite door providing access into the accommodation.

Hall

2'5" x 2'7" (0.74m x 0.81m)

The hall has carpeted stairs.

Dining Room

11'5" x 12'7" (3.48m x 3.85m)

The dining room has laminate wood-effect flooring, a radiator, an in-built storage cupboard, a feature fireplace and a UPVC double-glazed window to the rear elevation.

Kitchen

7'8" x 6'5" (2.35m x 1.97m)

The kitchen has a range of fitted base and wall units with rolled-edge worktops, a stainless steel sink and a half with a drainer and a mixer tap, an integrated double oven & hob, an extractor fan, space and plumbing for a washing machine, partially tiled walls, tiled flooring and a UPVC double-glazed window to the side elevation.

Rear Porch

6'2" x 3'9" (1.89m x 1.15m)

The porch has tiled flooring, a radiator, partially tiled walls and a single composite door providing access into the rear garden.

Bathroom

10'10" x 5'10" (3.31m x 1.80m)

The bathroom has a low level flush W/C, a pedestal wash basin, a panelled bath with an electric shower fixture, a vertical radiator, a waterproof splash back, laminate wood-effect flooring and a UPVC double-glazed obscure window to the side elevation.

FIRST FLOOR

Landing

8'1" x 2'8" (2.48m x 0.82m)

The landing has carpeted flooring and access to the first floor accommodation.

Master Bedroom

10'4" x 14'3" (3.16m x 4.36m)

The main bedroom has carpeted flooring, a radiator, an in-built storage cupboard and a UPVC double-glazed window to the front elevation.

Bedroom Two

8'1" x 8'7" (2.47m x 2.64m)

The second bedroom has laminate wood-effect flooring, a radiator and a UPVC double-glazed window to the rear elevation.

Bedroom Three

11'6" x 5'10" (3.51m x 1.79m)

The third bedroom has carpeted flooring and open access to the dressing room.

Dressing Room

4'10" x 7'7" (1.48m x 2.32m)

The dressing room has laminate wood-effect flooring, a radiator, an in-built storage cupboard, fitted wardrobes and a UPVC double-glazed window to the rear elevation.

OUTSIDE

Front

Outside to the front is access to on-street parking.

Rear

To the rear a south-facing garden is a lawn, a decked patio area, a concrete patio area and a range of plants and shrubs.

DISCLAIMER

Council Tax Band Rating - Ashfield District Council - Band G

This information was obtained through the directgov website.

HoldenCopley offer no guarantee as to the accuracy of this information, we advise you to make further checks to confirm you are satisfied before entering into any agreement to purchase.

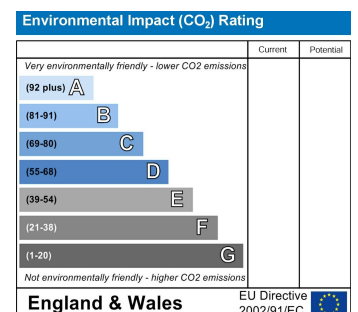
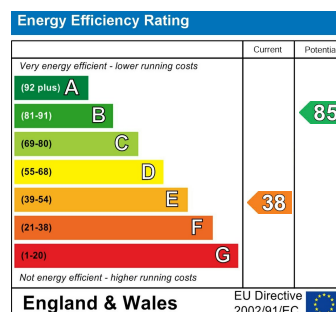
The vendor has advised the following:

Property Tenure is Freehold

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FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY
All measurements walls, doors, windows, fittings and appliances, their sizes and locations are an approximate only.
They cannot be regarded as being a representation by the seller nor their agent and is for identification only. Not to scale.
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