

HoldenCopley

PREPARE TO BE MOVED

Abbey Close, Hucknall, Nottingham NG15 6PJ

£450,000

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WELL-PRESENTED THROUGHOUT...

Nestled in a peaceful cul-de-sac with only another two properties. This well presented three-bedroom detached chalet bungalow offers generous living space, stylish interiors, and a popular location close to a range of local amenities including shops, schools, and excellent transport links. The ground floor welcomes you with an entrance hall leading into a spacious reception room, perfect for relaxing and entertaining. This inviting space features a gas stove and is bathed in natural light, thanks to two sets of double French doors that open out to the beautifully landscaped rear garden. At the heart of the home is a contemporary kitchen diner, ideal for family meals, culinary needs, and entertaining. Also on the ground floor is the master bedroom boasting a large walk-in closet and its own private W/C. A large four-piece family bathroom suite completes this level. Upstairs, you'll find two additional double bedrooms and a modern shower room. Outside, the property continues to impress with a well-maintained front garden, a driveway providing off-road parking, and access to the double garage. The rear garden is private and thoughtfully landscaped, featuring a spacious patio, a separate decked seating area, and a lawn bordered by mature plants and shrubs, creating an ideal space to enjoy the outdoors.

MUST BE VIEWED!





- Detached Chalet Bungalow
- Three Double Bedrooms
- A Spacious Reception Room With Gas Stove
- Modern Kitchen Diner
- Walk-Closet & W/C
- Stylish Shower Room & Ground-Floor Four-Piece Bathroom Suite
- Driveway & Double Garage
- Private Landscaped Rear Garden
- Popular Location
- Must Be Viewed





GROUND FLOOR

Entrance Hall

15'8" x 9'1" (max) (4.80m x 2.79m (max))

The entrance hall has engineered oak flooring, carpeted stairs, two radiators, ceiling coving, an in-built storage cupboard, two full-height UPVC double-glazed obscure windows to the front elevation and a single UPVC door providing access into the accommodation.

Living Room

25'1" x 20'1" (max) (7.66m x 6.14m (max))

The living room has engineered oak flooring, two radiators, ceiling coving, a feature gas stove, a UPVC double-glazed window to the side elevation and two double French doors both providing access to the rear garden.

Kitchen Diner

23'7" x 12'11" (max) (7.21m x 3.95m (max))

The kitchen diner has a range of fitted base and wall units with worktops and a breakfast bar, a composite sink and a half with a drainer with a swan neck mixer tap, an integrated double oven and warming drawer, a five ring gas hob, extractor fan and dishwasher, partially tiled walls, recessed spotlights, ceiling coving, a radiator, laminate wood-effect flooring, a UPVC double-glazed bow window to the front elevation, a single UPVC door providing access to the double garage, and double French doors opening out to the rear garden.

Master Bedroom

12'11" x 11'4" (max) (3.69m x 3.47m (max))

The main bedroom has carpeted flooring, a wall-mounted electric room heater, ceiling coving, access to the walk-in-closet and a UPVC double-glazed bow window to the front elevation.

Walk-In-Closet

15'5" x 10'10" (max) (4.71m x 3.31m (max))

The walk-in-closet has engineered oak flooring, a radiator, recessed spotlights, a UPVC double-glazed window to the front elevation and a single UPVC door providing access to the rear garden.

W/C

3'3" x 3'2" (1.00m x 0.97m)

This space has a low level flush W/C, a vanity storage unit with a wash basin, a tiled splashback, an extractor fan, recessed spotlights and laminate wood-effect flooring.

Bathroom

11'10" x 7'3" (max) (3.63m x 2.21m (max))

The bathroom has a low level dual flush W/C, a vanity storage unit with a wash basin, a tiled panelled bath with a handheld shower head, a shower enclosure with a shower fixture, a heated towel rail, recessed spotlights, an extractor fan, tiled walls, laminate wood-effect flooring and a UPVC double-glazed obscure window to the rear elevation.

FIRST FLOOR

Landing

13'1" x 9'5" (max) (4.01m x 2.89m (max))

The landing has carpeted flooring, storage in the eaves, recessed spotlights, and two UPVC double-glazed obscure window to the rear elevation.

Bedroom Two

12'8" x 10'8" (max) (3.88m x 3.26m (max))

The second bedroom has carpeted flooring, a radiator, recessed spotlights, a Velux window and two UPVC double-glazed windows to the side and rear elevation.

Bedroom Three

14'3" x 10'5" (max) (4.36m x 3.18m (max))

The third bedroom has carpeted flooring, a vertical radiator, recessed spotlights, an in-built storage cupboard, a Velux window and two UPVC double-glazed windows to the side and rear elevations.

Shower Room

7'2" x 5'10" (max) (2.19m x 1.80m (max))

The shower room has a low level dual flush W/C, a wash basin, a shower enclosure with a shower fixture, a heated towel rail, partially tiled walls, an extractor fan, recessed spotlights, tiled flooring and a Velux window.

OUTSIDE

Front

To the front of the property is a driveway providing off-road parking for multiple cars, access to the double garage, courtesy lighting and a lawn.

Garage

23'8" x 17'2" (7.22m x 5.24m)

The garage has ample space, a single UPVC door providing access to the front garden, a single door providing access to the rear garden and the worktops and two electric sectional garage doors.

Workshop

19'8" x 8'3" (max) (6.01m x 2.53m (max))

The workshop has recessed spotlights, wired Cat 6 internet connection, UPVC double-glazed window and double French doors opening out to the rear garden.

Rear

To the rear of the property is a private landscaped garden with a paved patio seating area, a decked seating area, a lawn bordered by a variety of plants and shrubs, a shed and hedge border boundaries.

ADDITIONAL INFORMATION

Electricity – Mains Supply

Water – Mains Supply

Heating – Gas Central Heating – Connected to Mains Supply

Septic Tank – No

Broadband – Virgin Media, Openreach

Broadband Speed - Ultrafast Broadband available with the highest download speed at 1000Mbps & Highest upload speed at 100Mbps

Phone Signal – Good coverage of Voice, 4G & 5G

Sewage – Mains Supply

Flood Risk – No flooding in the past 5 years

Flood Defenses – No

Non-Standard Construction – No

Any Legal Restrictions – No

Other Material Issues – No

DISCLAIMER

Council Tax Band Rating - Ashfield District Council- Band D

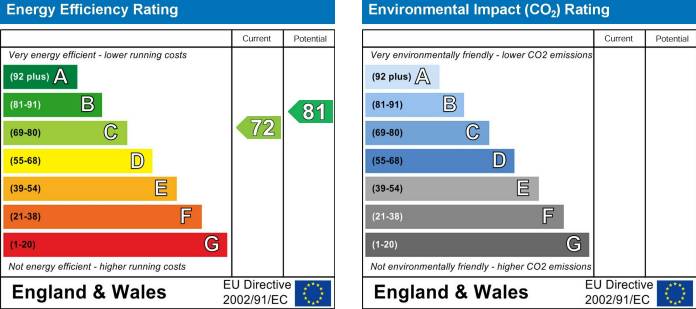
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The vendor has advised the following:
Property Tenure is Freehold

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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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