

HoldenCopley

PREPARE TO BE MOVED

Musters Road, West Bridgford, Nottinghamshire NG2 7PX

Guide Price £800,000 - £875,000

Musters Road, West Bridgford, Nottinghamshire NG2 7PX



£800,000 - £830,000

Welcome to this exceptional semi-detached Victorian Villa residence, a true gem in the heart of West Bridgford! Built in 1897, this meticulously maintained property exudes timeless elegance with a wealth of original features that transport you back in time. From the intricate architraving to the exquisite corniced ceilings, the essence of Victorian craftsmanship is beautifully preserved. The charm continues with the original windows and soaring high ceilings, ensuring a sense of space and grandeur throughout. Furthermore, this property offers an exciting opportunity for expansion, as planning permission has been granted for a substantial double-storey extension, the plans can be located on Rushcliffe planning portal with the reference number 22/00462//FUL. This means you can tailor this already splendid home to your unique desires and needs. Situated on an expansive plot, this home offers a wealth of space and versatility. On the ground floor, the property features an inviting entrance hall with access to a cellar, a spacious living room complete with a distinctive turret, a formal dining room and a modern fitted kitchen that seamlessly flows into an additional dining room. The convenience of a utility room/WC adds to the practicality of this level. Venturing to the first floor, you will find three generously sized bedrooms and a luxurious four-piece bathroom suite. The second floor boasts two more bedrooms and another four-piece bathroom suite, providing ample accommodation for a growing family or guests. Outdoor living is equally impressive with a driveway that comfortably accommodates up to five cars. To the rear, a vast private enclosed garden awaits, perfect for outdoor gatherings and play. Additionally, a brick-built outbuilding and a secluded veranda provide spaces for relaxation and entertainment. Situated in one of Nottingham's most sought after residential locations, West Bridgford, it is a mere five minute stroll to Central Ave





- Unique Victorian Semi-Detached House
- Five Great-Sized Bedrooms
- Three Spacious Living Rooms
- Modern Fitted Kitchen/Diner With A Separate Utility Room & W/C
- Two Stylish Four-Piece Bathroom Suites
- Driveway For Multiple Cars
- Fantastic-Sized Private Enclosed Garden With A Veranda & Brick-Built Outbuilding
- Bursting With Character
- Beautifully Presented Throughout
- Sought After Location





GROUND FLOOR

Porch

The enclosed porch has original minton tiled flooring and an original Victorian front door with brass fittings

Entrance Hall

22'9" x 19'8" (6.95 x 6.00)

The entrance hall has laminate flooring, newly carpeted stairs, two radiators, a feature paneled wall and corniced ceiling

Hallway

6'9" x 5'11" (2.08 x 1.81)

The hallway has laminate flooring, two in-built storage cupboards and a single door providing access to the cellar

Living Room

14'10" x 13'5" (4.54 x 4.10)

The living room has laminate flooring, the original Italian marble fireplace, a TV point, media points for Sky and NTL, two radiators, a Turret, a picture rail, corniced ceiling, a feature ceiling rose and a window to the front elevation

Turret

6'3" x 6'2" (1.91 x 1.90)

The laminate flooring continues into the Turret. The Turret has an exquisite 10 paneled ceiling height stained glass leaded light windows

Dining Room

16'7" x 15'5" (5.06 x 4.72)

The dining room has laminate flooring, a bio-ethanol fireplace with a decorative surround, two radiators, a picture rail, corniced ceiling, a feature ceiling rose, an original bay window to the side elevation with stained glass lead light windows and a single door providing access to the Veranda

Kitchen/Diner

29'1" x 21'1" (8.89 x 6.45)

The kitchen/diner has a range of fitted base and wall units with worktops, a ceramic sink and a half with a drainer and a swan neck mixer tap, a five ring Rangecooker with a double oven, an extractor hood, space and plumbing for a washing machine, space and plumbing for a dishwasher, space for a fridge freezer, a high-quality tiled feature wall and splashback, two in-built storage cupboards, laminate flooring, recessed spotlights, two electric remote controlled Velux windows with auto close if rain is detected, two windows to the side and rear elevations, a single door providing access to the rear garden and double French doors providing access to the Veranda

Utility Room/W/C

6'10" x 6'6" (2.10 x 1.99)

The utility room has a low-level dual flush W/C, a vanity-style wash basin with a stainless steel mixer tap, a range of fitted base and wall units with a worktop, space and plumbing for a washing machine and tumble dryer, a radiator tiled splashback, laminate flooring and an obscure window to the side elevation

BASEMENT LEVEL

Cellar

16'2" x 7'5" (4.93 x 2.28)

The cellar has lighting and provides ample storage space

Cellar

9'4" x 7'3" (2.85 x 2.21)

The cellar has lighting, multiple power points and provides ample storage space

FIRST FLOOR

Landing

6'11" x 2'11" (2.12 x 0.91)

The landing has newly fitted carpets, a radiator and provides access to the first floor accommodation

Landing Two

22'10" x 11'10" (6.96 x 3.63)

The landing has newly fitted carpets, a window to the side elevation and access to the stairs providing access to the second floor accommodation

Master Bedroom

15'5" x 13'11" (4.72 x 4.25)

The master bedroom has carpeted flooring, a vanity-style wash basin with a stainless steel mixer tap, a radiator, corniced ceiling, and two original windows to the side and rear elevations

Bedroom Two

14'11" x 13'6" (4.56 x 4.12)

The second bedroom has carpeted flooring, a radiator, corniced ceilings and an original window to the front elevation

Bedroom Three

13'1" x 12'10" (4.00 x 3.92)

The third bedroom has carpeted flooring, a vanity-style wash basin with a stainless steel mixer tap, a radiator and two windows to the side and rear elevations

Bathroom

9'8" x 6'11" (2.97 x 2.12)

The bathroom has a low-level dual flush W/C, a vanity-style wash basin with a stainless steel mixer tap, a panelled bath, a fitted shower enclosure with an electric shower fixture, a chrome heated towel rail, tiled flooring, partially tiled walls, recessed spotlights and a window to the side elevation

SECOND FLOOR

Landing

22'10" x 6'10" (6.97 x 2.09)

The landing has carpeted flooring, a radiator, recessed spotlights, a feature sky light and provides access to the second floor accommodation

Bedroom Four

15'6" x 13'9" (4.73 x 4.21)

The fourth bedroom has carpeted flooring, a pedestal wash basin, a radiator, recessed spotlights and two windows to the side and rear elevations

Bedroom Five

14'9" x 13'4" (4.50 x 4.07)

The fifth bedroom has carpeted flooring, a vanity-style wash basin with a stainless steel mixer tap, a radiator, recessed spotlights and two windows to the front and side elevations

Bathroom

7'6" x 6'8" (2.30 x 2.05)

The bathroom has a low-level dual flush W/C, a wall-mounted wash basin, a bidet, a walk-in shower enclosure, recessed spotlights, tiled flooring, tiled walls and an obscure window to the side elevation

OUTSIDE

Front

To the front of the property is a large driveway providing off-road parking for five cars, a range of plants and shrubs, security lighting and gated access to the rear garden

Rear

To the rear of the property is a well established garden of approx 180 ft in depth. It has a range of mature trees and shrubs including ancient Bramley Apple, Victoria and Greengage plums, Walnut, Ash, Yew, Holly, Sycamore, Rhododendrons, Azalia, Laurel, Wysteria, Lilacs, Ceanothus, Buddleia, Ferns and Bamboo

DISCLAIMER

Council Tax Band Rating - Rushcliffe Borough Council - Band E

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.

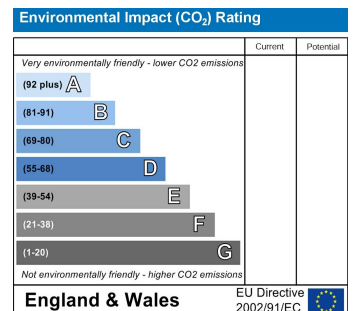
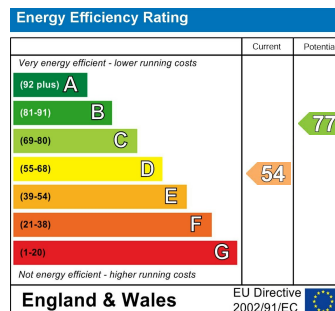
The vendor has advised the following:

Property Tenure is Freehold

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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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