

HoldenCopley

PREPARE TO BE MOVED

Littlewood Court, Keyworth, Nottinghamshire NG12 5SX

Guide Price £500,000

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GUIDE PRICE £500,000 - £550,000

IMMACULATELY PRESENTED THROUGHOUT...

This three-bedroom detached bungalow is a true credit to the current owners—boasting immaculately presented, deceptively spacious accommodation throughout and offering a ready-to-move-in home ideal for a range of buyers, including families, downsizers, and professionals alike. Situated in a sought-after location, the property enjoys close proximity to local shops, excellent schools, regular transport links, and is surrounded by beautiful open countryside—striking the perfect balance between convenience and peaceful living. The property is one of nine bungalows set within an exclusive and quiet court, enhancing its sense of privacy. It is tucked away on a private road, accessed via secure double gates with a keypad and fob entry system, offering peace of mind and a high level of security. Internally, the accommodation comprises an entrance hall, a spacious and bright reception room, and a stunning modern kitchen-diner fitted with marble worktops, integrated appliances, and French doors with electric blinds leading out to the rear garden—perfect for indoor-outdoor living and entertaining. There are three bedrooms, with the master bedroom benefiting from a stylish en-suite and a built-in triple wardrobe, alongside a contemporary three-piece family bathroom suite. The property also offers loft access for additional storage and a garage with power and an electric remote controlled up and over door. Externally, there is a double resin driveway and a neatly maintained front lawned garden. To the rear is a landscaped, south-facing garden, offering privacy with a paved patio, lawned area, composite decked seating space, and raised planters—ideal for relaxing and entertaining throughout the year. This exceptional home offers the perfect blend of modern comfort, style, and location—making it a fantastic opportunity for anyone seeking a high-quality, move-in-ready property in a desirable village setting.





- Detached New Build Bungalow
- Three Bedrooms
- Modern Fitted Kitchen-Diner With Integrated Appliances & Marble Worktops
- Spacious Reception Room
- Contemporary Three Piece Bathroom & En-Suite
- Off-Road Parking & Garage
- Private Landscaped South-Facing Rear Garden
- Sought After Village Location
- Beautifully Presented Throughout
- Must Be Viewed





ACCOMMODATION

Entrance Hall

16'6" x 5'3" (5.05m x 1.61m)

The entrance hall has laminate flooring, a radiator, a double door cupboard housing the boiler and also utilised for laundry, access into the loft and a single composite door providing access into the accommodation.

Living Room

16'6" x 11'8" (5.03m x 3.57m)

The living room has a UPVC double-glazed window to the front elevation, carpeted flooring and a radiator.

Kitchen-Diner

19'7" x 11'8" (5.98m x 3.58m)

The kitchen-diner has a range of fitted base and wall units with marble worktops, two integrated ovens, dishwasher and fridge-freezer, an induction hob with an extractor hood, an inset stainless steel sink and a half with draining grooves, laminate flooring, a radiator, space for a dining table, recessed spotlights, a UPVC double-glazed window to the side elevation and UPVC double French doors with electric blinds providing access out to the garden.

Master Bedroom

14'2" x 9'10" (4.32m x 3.02m)

The main bedroom has a UPVC double-glazed window to the rear elevation, carpeted flooring, a radiator, a built-in floor to ceiling triple wardrobe and access into the en-suite.

En-Suite

7'10" x 3'10" (2.41m x 1.19m)

The en-suite has a low level flush W/C, a wall-mounted wash basin, a fitted shower enclosure with a mains-fed over the head rainfall shower and a hand-held shower, laminate flooring, partially tiled walls, a chrome heated towel rail, an electric shaving point, recessed spotlights, an extractor fan and a UPVC double-glazed obscure window to the rear elevation.

Bedroom Two

10'3" x 8'9" (3.14m x 2.69m)

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

Bedroom Three

9'4" x 7'4" (2.86m x 2.26m)

The third bedroom has a UPVC double-glazed window to the front elevation, carpeted flooring and a radiator.

Bathroom

5'10" x 7'5" (1.79m x 2.27m)

The bathroom has a low level flush W/C, a wall-mounted wash basin, a fitted shower enclosure with a mains-fed over the head rainfall shower and a hand-held shower, a recessed wall alcove, tiled flooring and walls, a chrome heated towel rail, recessed spotlights and an extractor fan.

OUTSIDE

Front

To the front is a double resin driveway, a garden with a lawn and mature shrubs, courtesy lighting, an outdoor power socket, an outdoor tap and a single wooden gate providing rear access.

Rear

To the rear is a private landscaped south-facing garden with fence panelled boundaries, a paved patio, a lawn, composite decking with raised planters with various plants, an outdoor power socket, an outdoor tap and courtesy lighting.

ADDITIONAL INFORMATION

- Electricity – Mains Supply
- Water – Mains Supply
- Heating – Gas - Connected to Mains Supply
- Septic Tank – No
- Broadband Speed - Ultrafast - 1800 Mbps (Highest available download speed)
- 1000 Mbps (Highest available upload speed)
- Phone Signal – 3G, 4G & 5G available

- Sewage – Mains Supply
- Flood Risk – No flooding in the past 5 years
- Very low risk of flooding
- Non-Standard Construction - No
- Any Legal Restrictions – No
- Other Material Issues – No
- Any shared or communal facilities? Shared road, maintained with neighbours

DISCLAIMER

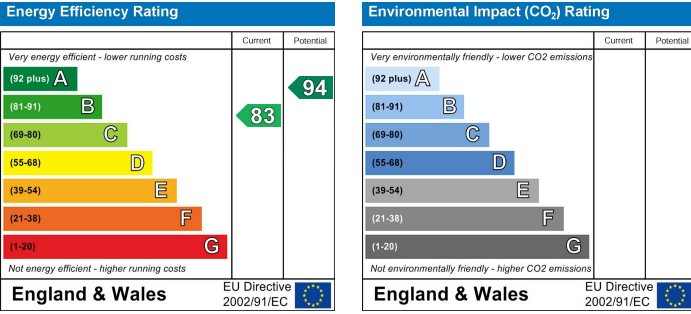
Council Tax Band Rating - Rushcliffe Borough Council - Band D
This information was obtained through the directgov website. HoldenCopley offer no guarantee as to the accuracy of this information, we advise you to make further checks to confirm you are satisfied before entering into any agreement to purchase.

- The vendor has advised the following:
- Property Tenure is Freehold
- Service Charge in the year marketing commenced (£PA): £450, payable upon completion of the development site

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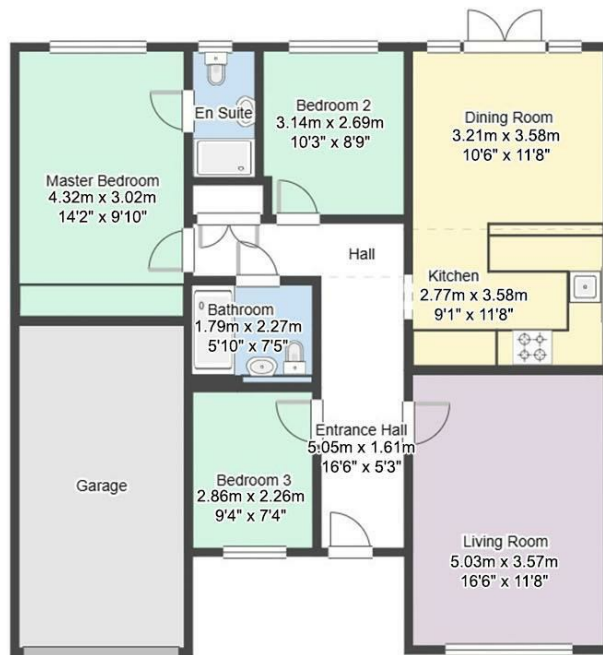
Purchaser information -The Money Laundering, Terrorist Financing and Transfer of Funds(Information on the Payer) Regulations 2017(MLR 2017) came into force on 26 June 2017. HoldenCopley require any successful purchasers proceeding with a property to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill or bank statement. We are also required to obtain proof of funds and provide evidence of where the funds originated from. This evidence will be required prior to HoldenCopley removing a property from the market and instructing solicitors for your purchase.

Third Party Referral Arrangements - HoldenCopley have established professional relationships with third-party suppliers for the provision of services to Clients. As remuneration for this professional relationship, the agent receives referral commission from the third-party companies. Details are available upon request.



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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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