

# Emma Terry Homes

*moving made personal*



23 Oxford Drive

Newton, Nottingham, NG13 8ZD

Asking price £350,000





# 23 Oxford Drive, Newton, Nottingham NG13 8ZD

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Welcome to this charming three-bedroom detached house on Oxford Drive, the property boasts a well-designed modern layout that is ideal for families or those seeking extra space.

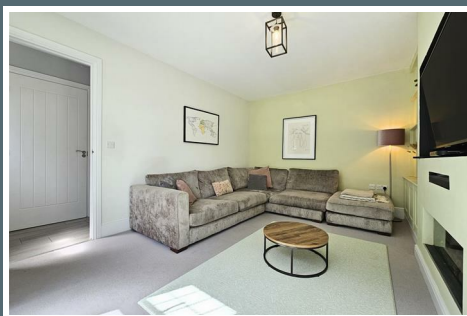
Upon entering, you are welcomed into the entrance hall which leads to the lounge, WC and open-plan kitchen/diner. On the first floor the property features three bedrooms, one with an en-suite, and a family bathroom.

The house has been thoughtfully designed by Redrow, known for their quality craftsmanship and attention to detail.

One of the standout features of this property is the converted garage, which offers additional living space that can be tailored to your needs.

Management fee, approx. per annum: £154.33. (only payable once the development is finished).

This delightful detached house is a wonderful opportunity for those looking to settle in a vibrant community. With its location on Oxford Drive being highly sought after, offering a peaceful residential setting while remaining conveniently close to local amenities, schools, and transport links, it is sure to make a lovely family home.



### ENTRANCE HALL

Entrance door to property, a central heating radiator, doors through to lounge, WC, kitchen/diner and stairs to first floor.

### WC

UPVC double glazed obscure window to front, low level flush WC, wash hand basin and a central heating radiator.

### LOUNGE

15'4" x 11'5" (4.69 x 3.48)

UPVC double glazed window to front, a central heating radiator, an electric feature fire, built-in storage cupboards and a media wall with access points.

### KITCHEN/DINER

18'8" x 13'1" (5.71 x 3.99)

A variety of wall and base units, 1 1/2 bowl sink with drainer and 3 in 1 instant boiling tap, an integrated dishwasher and fridge/freezer, induction hob and extractor fan, built-in oven and combi microwave oven, wine cooler, cupboard with space and plumbing for a washing machine and dryer, a central heating radiator and bi-fold doors to rear.

### LANDING

A central heating radiator, UPVC double glazed window to side and doors through to bedroom 1, 2, 3 and bathroom.

### BEDROOM 1

11'9" x 11'6" (3.59 x 3.51)

UPVC double glazed window to front, a central heating radiator, built-in storage cupboard, fitted wardrobes and door through to en-suite.

### EN-SUITE

Shower cubicle with sliding door, low level flush WC, wall mounted wash hand basin, heated towel rail and UPVC double glazed obscure window to side.

### BEDROOM 2

11'5" x 11'4" (3.5 x 3.47)

UPVC double glazed window to rear and a central heating radiator.

### BEDROOM 3

11'7" x 7'1" (3.55 x 2.18)

UPVC double glazed window to rear and a central heating radiator.

### BATHROOM

UPVC double glazed obscure window to front, low level flush WC, wall mounted wash hand basin, bath with mixer tap and shower over, heated towel rail and huge built-in storage cupboard.

### FRONT

Off-street parking, landscaped lawn/pebbled area, gated access to side and access to garage.

### REAR

Fence enclosed garden made up of a paved patio area and a lawn with gated access to side and access to converted garage.



















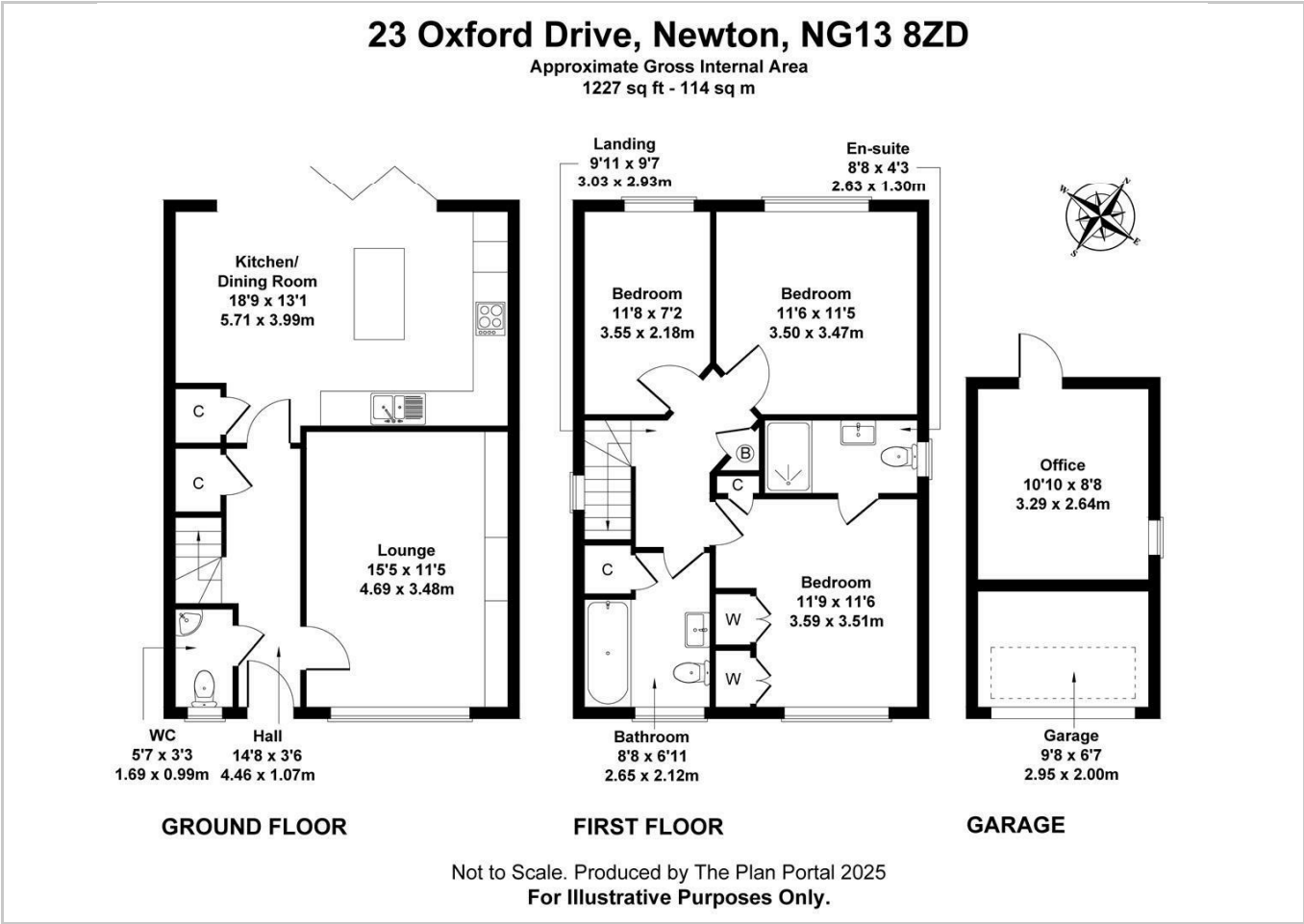
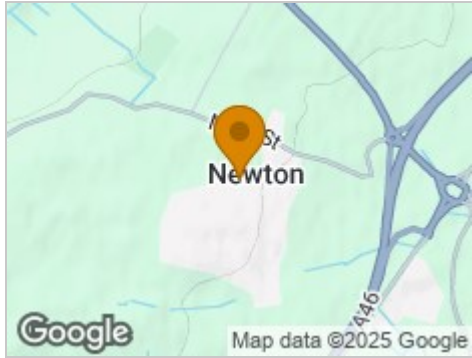
Road Map



Hybrid Map



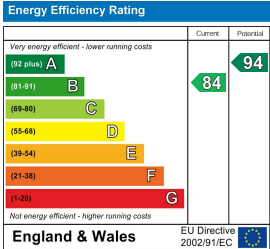
Terrain Map



Viewing

Please contact our Emma Terry Homes Office on 0115 966 57 41 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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