

HoldenCopley

PREPARE TO BE MOVED

Spring Lane, Mapperley, Nottingham NG3 5RR

Guide Price £495,000

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GUIDE PRICE £495,000 - £525,000

SPACIOUS FAMILY HOME...

Welcome to this stunning large four-bedroom detached house, a perfect and spacious family home, ideally positioned in a highly sought-after location that combines convenience and tranquility. Situated in close proximity to local amenities, including Gedling Country Park, schools, and excellent commuting links, this residence offers a perfect blend of comfort and accessibility. As you enter through the front door, you are greeted by a welcoming hallway that sets the tone for the rest of the house. To the left, a generously sized living room invites you to unwind and relax. The open-plan design is enhanced by double doors leading to the dining room, creating a seamless flow for entertaining and family gatherings. The kitchen features a spacious layout with a light and bright ambiance. Adjacent to the kitchen is a utility room, providing added convenience for your daily activities. A well-placed W/C completes the ground floor, ensuring practicality for both residents and guests. Ascending to the upper level, you will find four double bedrooms, each offering comfort and ample space. The master bedroom is a true retreat, boasting a dressing area and an en-suite bathroom, adding a touch of luxury to everyday living. The upper level is further complemented by a four-piece bathroom suite, offering both style and functionality. The front garden features a driveway that provides off-road parking for multiple cars. Additionally, there is access to the double garage, offering ample storage space for all your needs. The front garden is adorned with a well-maintained lawn and a variety of plants and shrubs, enhancing the overall curb appeal. The rear garden is a delightful outdoor space, featuring a lawn and a patio seating area. The garden is surrounded by a variety of plants and shrubs, creating a private and peaceful oasis.

MUST BE VIEWED





- Large Detached House
- Four Double Bedrooms
- Two Spacious Reception Rooms
- Fitted Kitchen & Utility Room
- Ground Floor W/C
- Four-Piece Bathroom Suite & En-Suite
- Driveway & Double Garage
- South-Facing Rear Garden
- Sought-After Location
- Must Be Viewed





GROUND FLOOR

Entrance Hall

18'0" × 6'4" (5.51 × 1.95)

The entrance hall has solid wood flooring, carpeted stairs, a radiator, coving to the ceiling and a single composite door providing access into the accommodation.

W/C

5'6" × 5'1" (1.68 × 1.56)

This space has a low level dual flush W/C, a pedestal wash basin, a radiator, an extractor fan, tiled walls and tiled flooring.

Living Room

20'9" × 11'2" (6.34 × 3.42)

The living room has solid wood flooring, two radiators, coving to the ceiling, a decorative fireplace with a feature fireplace and a UPVC double-glazed bay window to the front elevation.

Dining Room

14'2" × 11'2" (4.34 × 3.42)

The dining room has solid wood flooring, a radiator, coving to the ceiling, two full-height UPVC double-glazed windows to the rear elevation and double French doors opening out to the rear enclosed garden.

Kitchen

17'6" × 14'1" (5.35 × 4.30)

The kitchen has a range of base and wall units with worktops, a stainless steel sink and a half with a drainer and a mixer tap, an integrated gas hob, an integrated Neff double oven, an integrated dishwasher, an integrated fridge freezer, a breakfast bar, partially tiled walls, a radiator, tiled flooring, recessed spotlights, a UPVC double-glazed window to the rear elevation and a double French doors opening out to the rear garden.

Utility Room

8'9" × 5'0" (2.68 × 1.53)

The utility room has a range of fitted base and wall units with rolled-edge worktops, a stainless steel sink and drainer with a mixer tap, space and plumbing for a washing machine and dryer, an extractor fan, recessed spotlights, a radiator, tiled flooring and a single door providing access to the side of the property.

FIRST FLOOR

Landing

15'3" × 9'8" (4.66 × 2.97)

The landing has carpeted flooring, a radiator, coving to the ceiling, an in-built airing cupboard, a UPVC double-glazed window to the front elevation, access to the first floor accommodation and access to the boarded loft with courtesy lighting via a dropdown ladder.

Master Bedroom

16'2" × 11'3" (4.95 × 3.44)

The main bedroom has carpeted flooring, two radiators, coving to the ceiling, floor-to-ceiling fitted wardrobes, access to the dressing room and a UPVC double-glazed window to the rear elevation.

Dressing Room

6'6" × 5'2" (1.99 × 1.60)

The dressing room has carpeted flooring, and coving to the ceiling.

En-Suite

6'11" × 6'5" (2.12 × 1.97)

The en-suite has a low level dual flush W/C, a pedestal wash basin, a shower enclosure and a shower fixture, a radiator, an extractor fan, a wall-mounted electric shaving point, tiled walls, tiled flooring, recessed spotlights and a UPVC double-glazed window to the rear elevation.

Bedroom Two

15'9" × 11'3" (4.82 × 3.43)

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

Bedroom Three

10'11" × 10'5" (3.35 × 3.19)

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

Bedroom Four

11'0" × 10'2" (3.36 × 3.10)

The fourth bedroom has carpeted flooring, a radiator, coving to the ceiling, a UPVC double-glazed window to the front elevation.

Bathroom

8'9" × 7'8" (2.69 × 2.35)

The bathroom has a low level dual flush W/C, a pedestal wash basin, a corner fitted panelled bath, a shower enclosure with a shower fixture, a wall-mounted electric shaving point, a radiator, an extractor fan, recessed spotlights, tiled walls, tiled flooring and a UPVC double-glazed window to the side elevation.

OUTSIDE

Front

The front of the property has a block-paved driveway providing off-road parking for multiple cars, access to the garage, gated access to the rear garden, courtesy lighting, a lawn and plants and shrubs.

Garage

17'5" × 15'6" (5.31 × 4.74)

The garage has lighting, ample storage space, a wall-mounted boiler, a single door providing access to the rear garden and an electric up-and-over door.

Rear

The rear of the property has a private enclosed south-facing garden with a lawn, a patio area, a range of plants and shrubs, courtesy lighting, fence panelling and a brick boundary.

DISCLAIMER

Council Tax Band Rating - Gedling Borough Council - Band F

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:

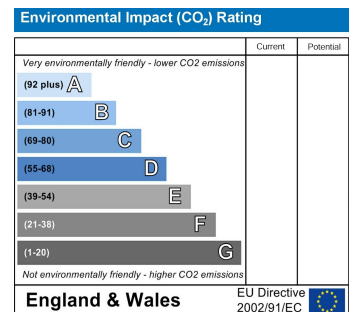
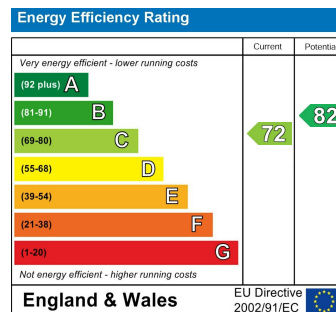
Property Tenure is Freehold

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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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