

HoldenCopley

PREPARE TO BE MOVED

Hillview Road, Carlton, Nottinghamshire NG4 ILD

Guide Price £260,000 - £325,000

Hillview Road, Carlton, Nottinghamshire NG4 1LD



GUIDE PRICE £260,000 - £280,000.

POPULAR LOCATION...

This three-bedroom detached home offers spacious living in a popular location, close to local amenities, well-regarded schools, and excellent transport links. Stepping inside, the entrance hall leads to a bright and airy reception room, featuring a large bay window that floods the space with natural light. The living room provides direct access to the conservatory, offering a relaxing space to enjoy garden views all year round. Completing the ground floor is a modern kitchen, designed for all your culinary needs. The upper level boasts three well-proportioned double bedrooms, providing ample space for the whole family. A three-piece bathroom suite and a separate W/C add to the home's practicality. Externally, the property features a driveway providing off-road parking to the front. To the rear, a generously sized garden includes two patio seating areas, steps leading down to a lawn, two large storage rooms, and a variety of established plants and shrubs, creating a peaceful and private to enjoy the outdoors.

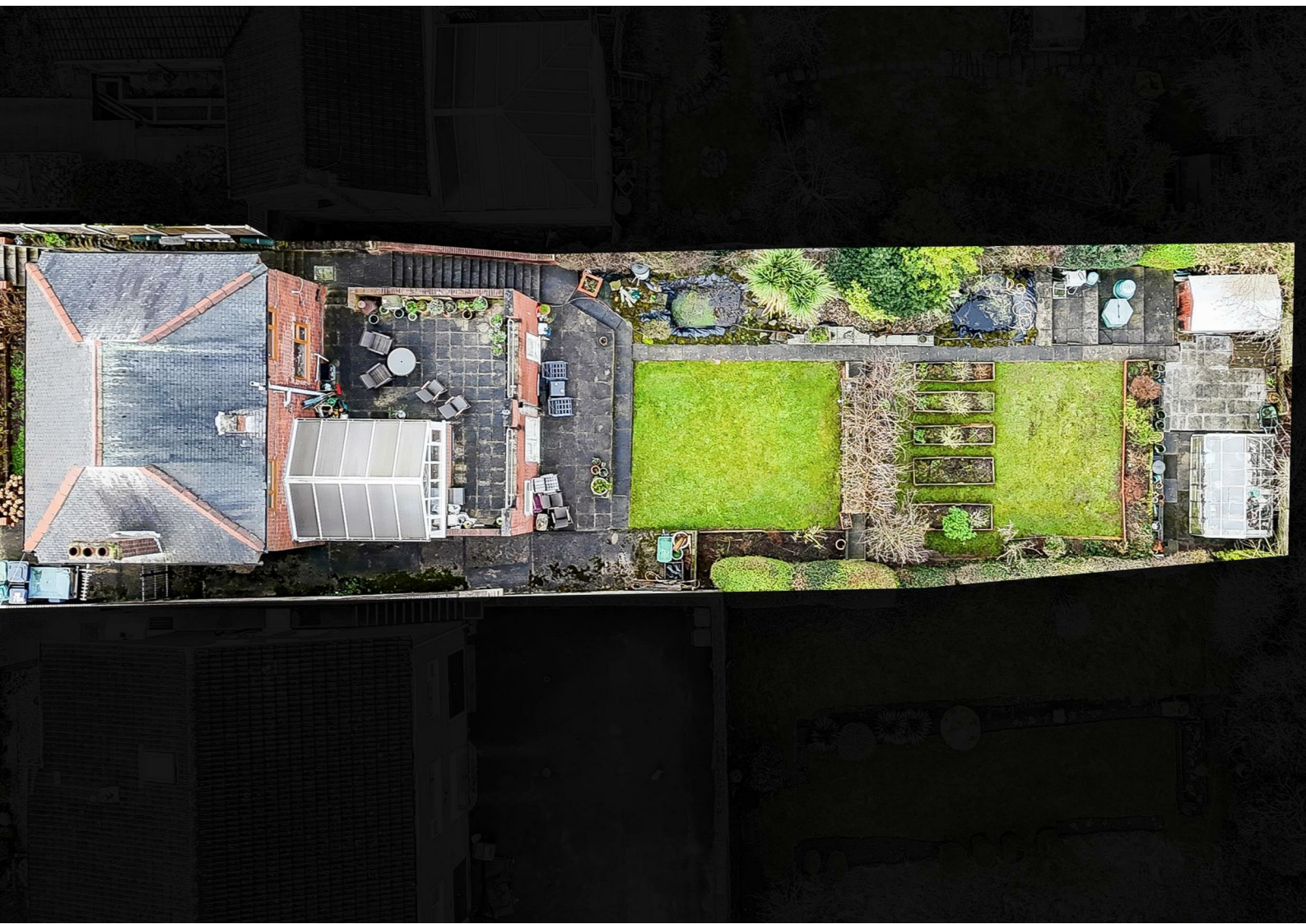
MUST BE VIEWED!





- Detached House
- Three Double Bedrooms
- Spacious Reception Room
- Modern Kitchen
- Conservatory
- Three-Piece Bathroom Suite
With A Separate W/C
- Driveway
- Generous Sized Garden
- Popular Location
- Must Be Viewed





GROUND FLOOR

Entrance Hall

The entrance hall has wooden flooring, carpeted stairs, a radiator, a picture rail, an in-built storage cupboard and a single door providing access into the accommodation.

Living Room

21'0" x 11'11" (6.42m x 3.64m)

The living room has carpeted flooring, two column radiators, ceiling coving, a picture rail, a feature fireplace, a UPVC double-glazed bay window to the front elevation and double French doors providing access to the conservatory.

Conservatory

13'6" x 10'0" (4.13m x 3.06m)

The conservatory has carpeted flooring, a radiator, a polycarbonate roof, UPVC double-glazed window surround and double French doors opening out to the rear garden.

Kitchen

13'8" x 10'11" (4.17m x 3.33m)

The kitchen has a range of fitted base and wall units with wooden worktops, a stainless steel Belfast sink with a mixer tap, a freestanding range cooker, space and plumbing for a washing machine, partially tiled walls, ceiling coving, recessed spotlights, tiled flooring, two UPVC double-glazed windows to the side and rear elevation and a single door providing access to the rear garden.

FIRST FLOOR

Landing

The landing has carpeted flooring, a picture rail, a UPVC double-glazed window to the front elevation, access to the first-floor accommodation and access to the loft.

Master Bedroom

8'9" x 11'0" (2.67m x 3.36m)

The main bedroom has carpeted flooring, a column radiator, a picture rail, fitted floor-to-ceiling wardrobes, a wash basin and a UPVC double-glazed window to the rear elevation.

Bedroom Two

11'10" x 9'7" (3.63m x 2.94m)

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

Bedroom Three

12'0" x 8'9" (3.66m x 2.68m)

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

Bathroom

7'4" x 7'0" (2.26m x 2.15m)

The bathroom has a pedestal wash basin, a panelled bath, a shower enclosure with a shower fixture, partially tiled walls, a radiator, in-built storage cupboard, wood-effect flooring and a UPVC double-glazed obscure window to the front elevation.

W/C

This space has a low level W/C, wood-effect flooring and a UPVC double-glazed obscure window to the rear elevation.

OUTSIDE

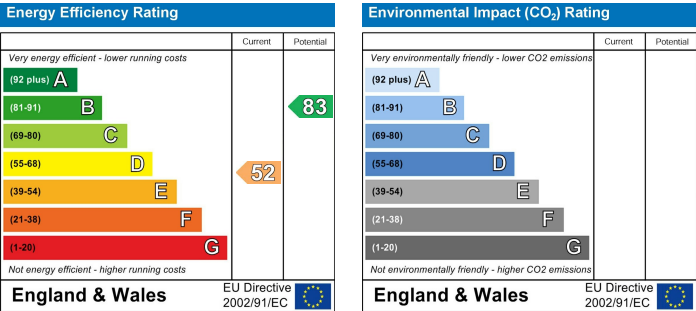
Front

To the front of the property is a driveway providing off-road parking, double gated access to the rear garden and courtesy lighting.

Rear

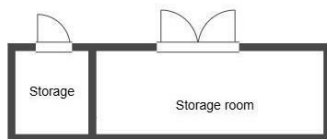
To the rear is a generous sized garden with two paved patio areas, steps leading down to a lawn, two large storage rooms, a greenhouse, a shed, a variety of established plants and shrubs and hedge border boundaries.

DISCLAIMER



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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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