



Kelsey Avenue

New Ollerton, Newark, NG22 9TB

£1,100 Per month

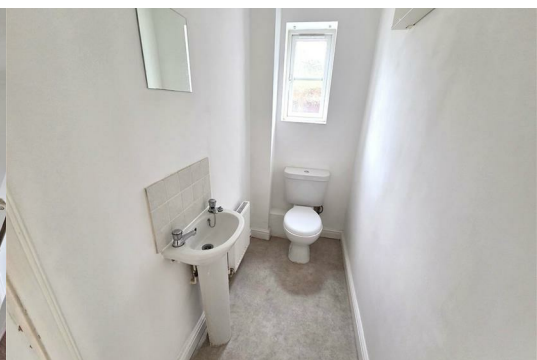


A cul de sac location on Kelsey Avenue, New Ollerton, Newark, this delightful detached house offers a perfect blend of comfort and modern living. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The layout includes a spacious reception room, providing a welcoming area for relaxation and entertaining guests.

The house boasts two bathrooms, ensuring convenience for all occupants. This thoughtful design caters to the needs of busy households, allowing for a seamless morning routine. The property is set in a peaceful neighbourhood, making it an excellent choice for those who appreciate a tranquil environment while still being close to local amenities.

The surrounding area of New Ollerton offers a variety of shops, schools, and parks, making it a desirable location for families. With good transport links, you can easily access nearby towns and cities, enhancing the appeal of this lovely home.

In summary, this detached house on Kelsey Avenue presents a wonderful opportunity for anyone looking to settle in a friendly community. With its ample living space, modern conveniences, and prime location, it is a property not to be missed.



Description

This rental property is situated in a cul de sac location and briefly comprises of a lounge, kitchen, ground floor wc, conservatory, three good size bedrooms and two bathrooms. There is a rear enclosed garden, garage, driveway and open plan lawn to the front.

Entrance Hall

The property is entered through the front door into the hallway with a white wooden spindle staircase and new carpets through out. Access to the integral garage.

Living Room 18'7" x 10'7" (5.68m x 3.25m)

The living room has new carpet, radiator and two ceiling lights and access to the conservatory.

Kitchen 9'7" x 6'6" (2.94m x 1.99m)

The kitchen comprises of light ash wall and base units, four ring gas hob, electric oven with a chrome extractor over, space for fridge / freezer and washing machine. The central heating boiler is located in the kitchen. A front facing window over looking the garden.

Conservatory 17'1" x 10'9" (5.23m x 3.28m)

The conservatory is entered from the lounge with a patio door, carpet and French doors leading on to the rear garden.

Ground Floor Cloak Room 6'5" x 4'7" (1.96m x 1.42m)

The ground floor cloakroom comprises of a wc and hand basin, vinyl flooring and side facing obscure window.

Stairs & Landing

With carpet to the stairs leading to the first floor, white spindle staircase, the airing cupboard is located on the landing and access to the loft space.

Master Bedroom 12'10" x 11'1" (3.92m x 3.39m)

A rear facing double bedroom with carpet and radiator and benefits from a shower room en suite.

Ensuite 6'4" x 5'6" (1.95m x 1.68m)

The ensuite has part tiled walls, a corner shower cubicle with a pump fed shower, wc and hand basin.

Bedroom 2 10'8" x 8'0" (3.27m x 2.45m)

The second bedroom is a double room with carpet and radiator with a front facing window.

Bedroom 3 10'0" x 7'3" (3.05m x 2.21m)

A double bedroom front facing with carpet and radiator.

Bathroom 7'1" x 5'6" (2.18m x 1.68m)

The bathroom comprises of a white three piece suite; bath, hand basin and wc, obscure window, mirror with light above and vinyl flooring.

Garage

The integral garage can be entered through the up and over front door or from the hallway with in the house.

Outside

To the front of the property there is an open plan lawn, driveway leading to garage. To the rear there is a generous size enclosed garden laid to lawn.

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2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
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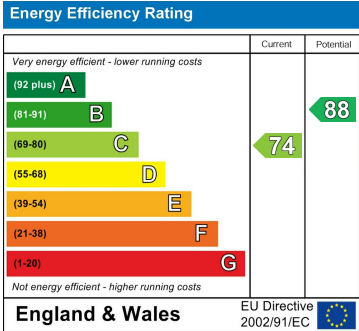
Area Map



Floor Plans



Energy Efficiency Graph



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