

HoldenCopley

PREPARE TO BE MOVED

Grove Road, Bingham, Nottingham NG13 8DY

£1,100 PCM

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LOCATION LOCATION LOCATION...

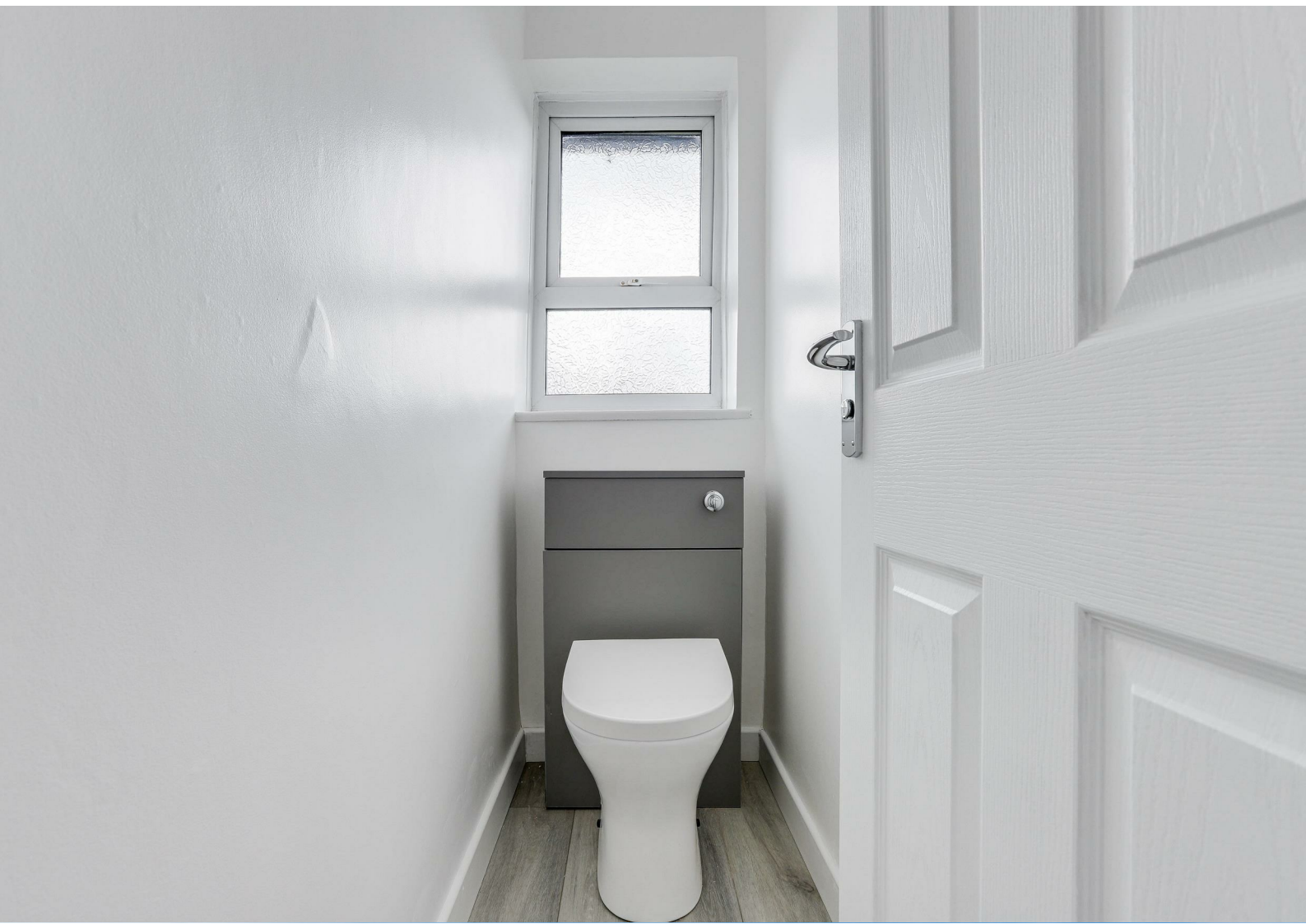
This three-bedroom detached house in the sought-after location of Bingham is perfect for families, offering spacious accommodation with ample in-built storage. The property is well-presented throughout and located close to a variety of shops, renowned schools and transport links to the City Centre. It is available on the market unfurnished and ready for immediate occupancy. The ground floor features an inviting entrance hall, a spacious living room, a separate dining room and a modern fitted kitchen equipped with integrated and free-standing appliances, along with the added benefit of a pantry. The first floor comprises three generously sized bedrooms, a modern two-piece bathroom suite, and a separate WC. Externally, the property boasts a mature front garden, a driveway providing ample off-street parking and access to the garage. The large enclosed rear garden is beautifully landscaped with a lawn, paved seating area and a variety of decorative plants and shrubs making it ideal for Summer enjoyment.

AVAILABLE NOW!





- Detached House
- Three Bedrooms
- Modern Fitted Kitchen
- Spacious Living Room
- Separate Dining Room
- Bathroom Suite & Separate WC
- Ample In-Built Storage
- Driveway & Garage
- Rear Enclosed Landscaped Garden
- Popular Location





ACCOMMODATION

GROUND FLOOR

Entrance Hall

15'1" x 6'2" (max) (4.60m x 1.88m (max))

The entrance hall has wood effect flooring and carpeted stairs, radiator, UPVC double glazed obscure windows to the front elevation and a single UPVC door providing access into the accommodation

Living Room

12'11" x 12'6" (max) (3.96m x 3.82m (max))

The living room has carpeted flooring, a wall mounted electric fire, TV point, radiator and UPVC double glazed window

Dining Room

12'5" x 12'2" (max) (3.81m x 3.72m (max))

The dining room has carpeted flooring, coving to the ceiling, feature fireplace with a hearth, mantlepiece and a gas fire, radiator, range of UPVC double glazed windows and a single UPVC door providing access to the rear garden

Kitchen

8'9" x 8'2" (2.69m x 2.49m)

The kitchen has wood effect flooring, recessed ceiling spotlights, a range of fitted wall and base units with fitted worksurfaces, in-built pantry, stainless steel sink with a drainer and mixer taps, integrated oven with electric hobs, splashback and an over hood extractor fan, space and plumbing for a washing machine, UPVC double glazed window and a single UPVC door providing access to the rear garden

FIRST FLOOR

Landing

9'1" x 8'6" (max) (2.79m x 2.60m (max))

The landing has carpeted flooring, in-built storage cupboard, loft hatch, smoke alarm, thermostat, a UPVC double glazed window and provides access to the first floor accommodation

Master Bedroom

13'2" x 12'8" (4.03m x 3.88m)

The main bedroom has carpeted flooring, radiator and a UPVC double glazed window

Bedroom Two

12'1" x 10'2" (3.70m x 3.10m)

The second bedroom has carpeted flooring, a range of fitted wardrobes, radiator and a UPVC double glazed window

Bedroom Three

9'2" x 8'0" (max) (2.80m x 2.44m (max))

The third bedroom has carpeted flooring, in-built storage cupboard, radiator and UPVC double glazed window

Shower

5'10" x 5'5" (1.80m x 1.67m)

The shower room has wood effect laminate flooring, wall mounted heated towel rail, vanity washbasin with mixer taps, double shower enclosure with a wall mounted mains-fed shower and a UPVC double glazed obscure window

W/C

5'6" x 2'5" (1.69m x 0.74m)

This space has wood effect laminate flooring, low level dual flush WC and a UPVC double glazed obscure window

OUTSIDE

FRONT

To the front is a mature garden area with a driveway providing ample off street parking with access to the garage

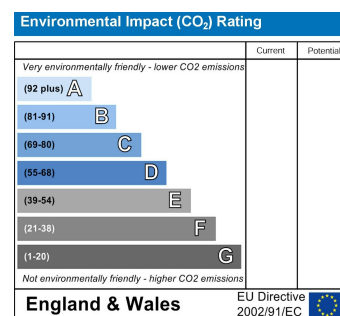
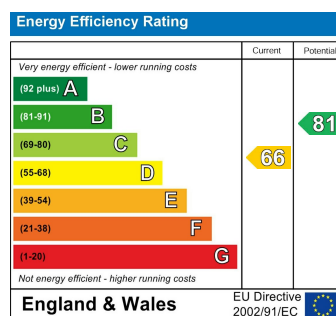
Garage

17'5" x 8'2" (5.33m x 2.50m)

The garage has electrical points, courtesy lighting and an up and over door

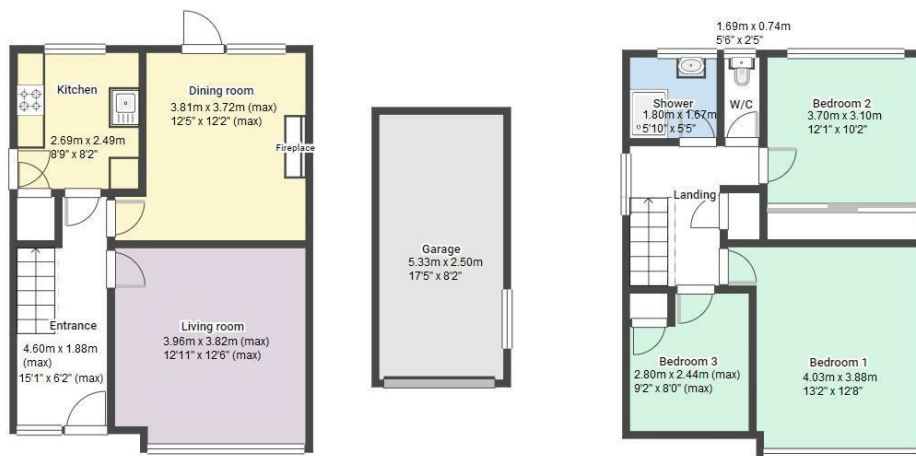
REAR

To the rear is a large enclosed landscaped garden with a lawn, paved seating area, a range of decorative plants and shrubs with a hedge and fence surround



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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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