



34 St. Norbert Drive
Ilkeston DE7 4EH

£150,000



34 St. Norbert Drive

Ilkeston DE7 4EH

Two bedroom end terrace situated in Kirk Hallam close to good schools, Pioneer meadows nature reserve & Nutbrook trail. The property consists of lounge, kitchen/Diner & first floor bathroom. Outside is a good size rear garden & a garden to the front.

Ilkeston is a much sought-after market town centrally located half way between Nottingham and Derby in the borough of Erewash and has a wide range of facilities. Ilkeston boasts its own railway station and is just 10 minutes from both junction 25 and 26 of the M1 motorway and has fantastic public transport links. Both Nottingham City hospital and the QMC Hospital are less than 20 minutes away.





Entrance Hallway

Double glazed door to side elevation, stairs to first floor, radiator & fitted carpet.

Lounge

16'11" x 9'11" (5.16m x 3.02m)

Double glazed window to the front elevation, brick fireplace with gas fire, TV point, radiator & fitted carpet.

Kitchen/Diner

16'10" x 13'11" (5.13m x 4.24m)

Two double glazed windows & door to the rear elevation, wall & base units with laminate worktop over, stainless steel sink & drainer with mixer tap, free standing cooker, space for washing machine & dryer, radiator & vinyl flooring.

First Floor Landing

Bedroom One

17'0" x 11'5" (5.18m x 3.48m)

Double glazed window to the front elevation, radiator & fitted carpet.

Bedroom Two

12'6" x 9'10" (3.81m x 3.00m)

Two double glazed windows to the rear elevation, radiator & fitted carpet.



Bathroom

7'0" x 6'9" (2.13m x 2.06m)

Frosted double glazed window to the rear elevation, panelled bath, low flush WC, pedestal wash hand basin, part tiled walls, radiator & vinyl flooring.

Rear Garden

Lawned rear garden with paved pathways, brick outbuildings & fence boundary.

Front Garden

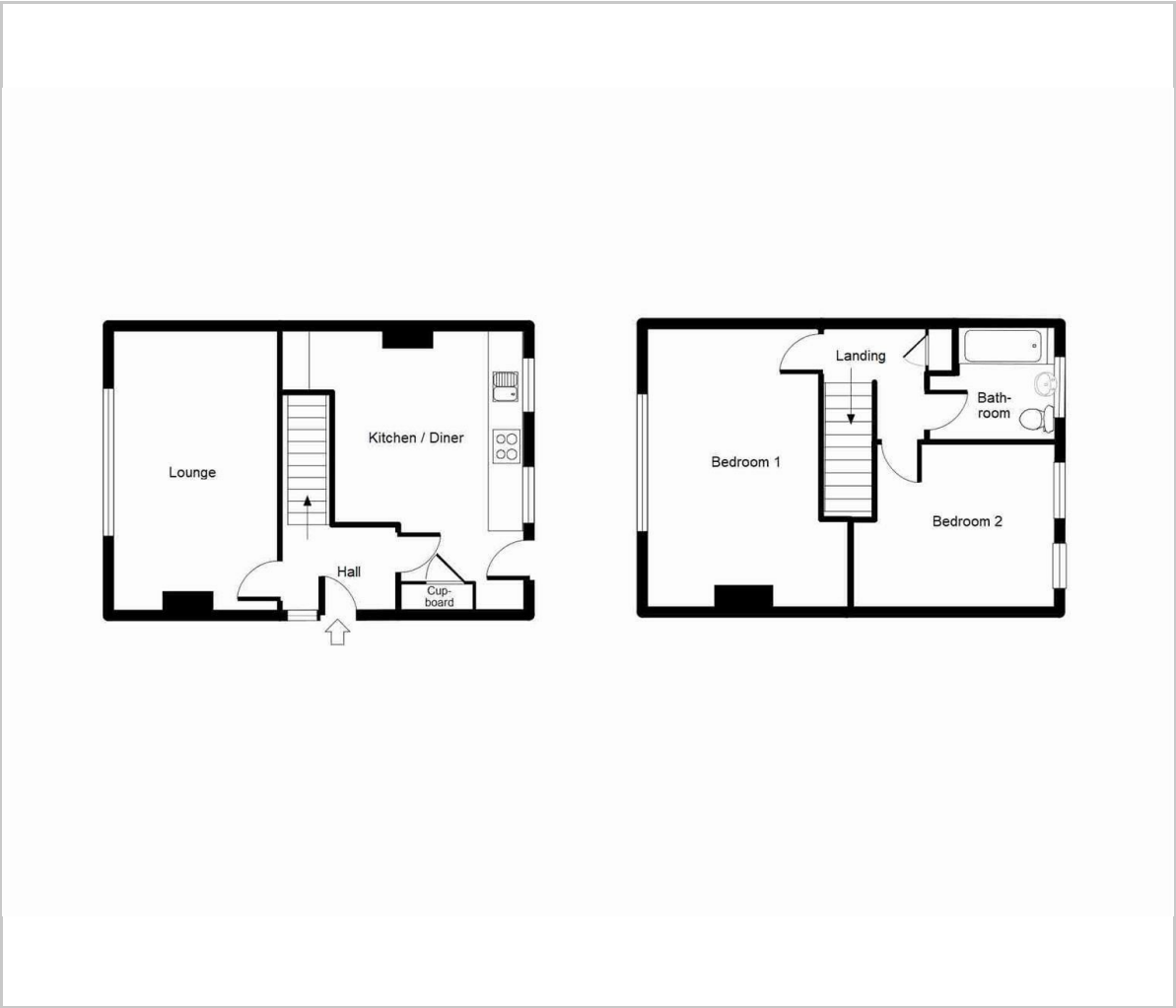
Low maintenance front garden with gravel area, paved pathway & fence boundary.

Council Tax Band

Council Tax Band A



Floor Plan



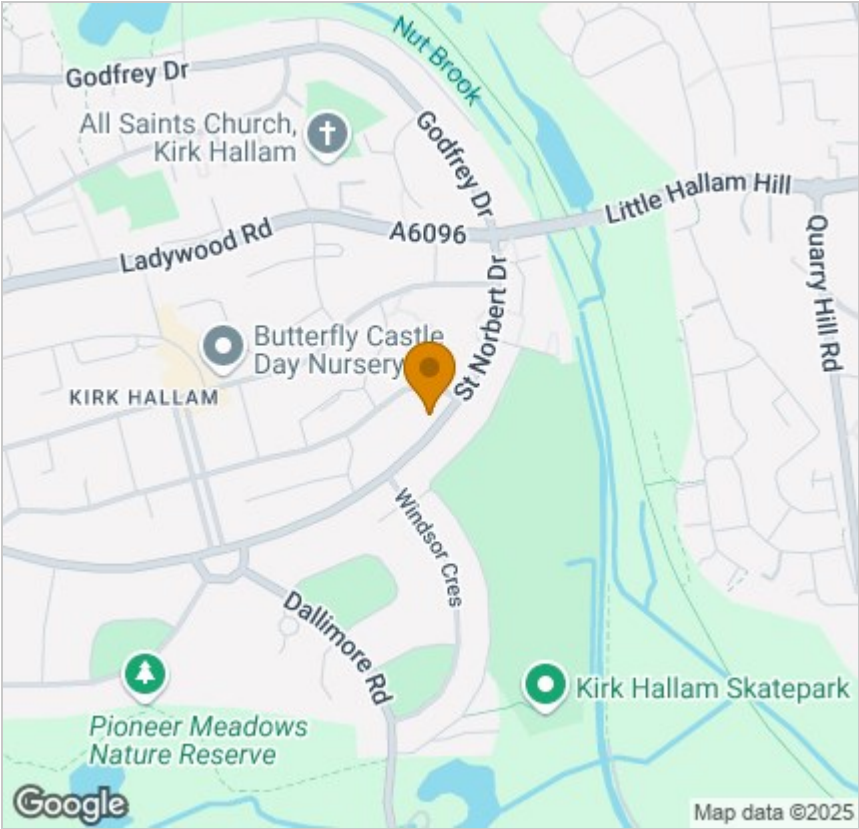
Viewing

Please contact our Eastwood Office on 01773 535535 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

2 Alexandra Street, Eastwood, Nottinghamshire, NG16 3BD
Tel: 01773 535535 Email: property@charlesnewton.co.uk www.charlesnewton.co.uk

Area Map



Energy Efficiency Graph

