



Deeley Close, Watnall Nottingham NG16 1FY

welcome to
Deeley Close, Watnall
Nottingham

- FIVE BEDROOMS
- DOUBLE GARAGE
- PRIVATE ROAD
- AMPLE LIVING ACCOMMODATION
- HIGH SPECIFICATION

Tenure: Freehold EPC Rating: C

offers over

£525,000

Lounge
11' 1" x 21' 11" (3.38m x 6.68m)
Dining Room
10' 7" x 9' 8" (3.23m x 2.95m)
Kitchen
11' 5" x 18' 3" (3.48m x 5.56m)
Study
6' 11" x 6' 9" (2.11m x 2.06m)
Utility
6' 10" x 8' 11" (2.08m x 2.72m)
Conservatory
11' 6" x 15' 2" (3.51m x 4.62m)
Bedroom One
20' 8" Max x 16' 6" (6.30m Max x 5.03m)
En Suite
Bedroom Two
16' 3" x 11' 4" (4.95m x 3.45m)
En Suite
Bedroom Three
11' 11" x 13' 3" (3.63m x 4.04m)
Bedroom Four
9' 1" x 10' 2" (2.77m x 3.10m)
Bedroom Five
11' 10" Max x 10' 8" Max (3.61m Max x 3.25m Max)
Family Bathroom
Downtairs Wc
Double Garage



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Property Ref:
KBY107844 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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