



26 Lowes Wong, Southwell, NG25 0JS

£375,000

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 **RICHARD
WATKINSON
PARTNERS**

Surveyors, Estate Agents, Valuers, Auctioneers

- A Spacious Detached Bungalow
- Approximately 1,095 Sq.ft.
- Large L Shaped Lounge Diner
- 3 Bedrooms
- Driveway and Single Garage
- Chain Free
- Great Scope For Modernisation
- Kitchen & Utility Room
- Modern Shower Room
- Low Maintenance Rear Garden

Offered for sale with the benefit of no upward chain, this spacious detached bungalow presents a great opportunity for buyers to update and improve a property to their own tastes and specification. The spacious accommodation extends to approximately 1,095 square feet and includes uPVC double glazing and accommodation including a useful porch to the front and a large L shaped lounge diner with feature fireplace. There is a well-proportioned kitchen with useful utility off plus 3 bedrooms and a modern shower room whilst outside is driveway parking to the front of the single garage and a landscaped, fully enclosed garden to the rear. Viewing is highly recommended.

ACCOMMODATION

A uPVC double glazed entrance door leads into the entrance porch.

ENTRANCE PORCH

Of uPVC double glazed construction with terracotta style tiled floor and a glazed door into the lounge diner.

LOUNGE DINER

A spacious L shaped reception space with two central heating radiators, coved ceiling, a uPVC double glazed window to the side aspect and two large uPVC double glazed windows to the front. The focal point of the room is an Adam style fireplace with marble insert and hearth housing a coal effect gas fire.

KITCHEN

The kitchen is fitted with a range of base and wall cabinets with rolled edge worktops and tiled splashbacks and an inset stainless steel single drainer sink with mixer tap and space for appliances including an electric cooker point. There is a central heating boiler within one of the cabinets plus a uPVC double glazed window to the side aspect and a uPVC double glazed door into the utility room.

UTILITY ROOM

A useful space with a door and window to the rear garden, tiled flooring and a fitted worktop with space beneath for an appliance including plumbing for a washing machine. There is also a personal door into the garage.

INNER HALLWAY

With spotlights and an access hatch to the roof space, an airing cupboard housing the copper hot water cylinder with slatted shelving above, and doors to rooms

BEDROOM ONE

A double bedroom with spotlights to the ceiling, central heating radiator and uPVC double glazed window to the rear aspect.

BEDROOM TWO

A double bedroom with spotlights to the ceiling, central heating radiator and uPVC double glazed window to the rear aspect.

BEDROOM THREE

Currently used as a useful dressing room with central heating radiator, a uPVC double glazed window to the side aspect and a useful range of fitting wardrobes with hanging rails and shelving.

SHOWER ROOM

A well appointed shower room with a quadrant shower enclosure with glazed sliding doors and a Mira electric shower. There is a vanity wash basin with a mixer tap and bathroom storage below plus a concealed cistern toilet. Fully tiled walls and flooring, spotlights, fitted bathroom furniture, a towel radiator and a uPVC double glazed obscured window to the side aspect.

DRIVEWAY & GARAGE

A single driveway provides parking to the front of the plot leading to the single garage which has an electric up and over door and a personal door into the property.

GARDENS

The property occupies a mature plot with the majority of the garden set to the rear, fully enclosed with a combination of mature Laurel hedging and timber panel fencing. The garden is mainly paved and includes a small raised lawned area plus planted beds and borders. A useful garden shed is included in the sale.

COUNCIL TAX

The property is registered as council tax band D.

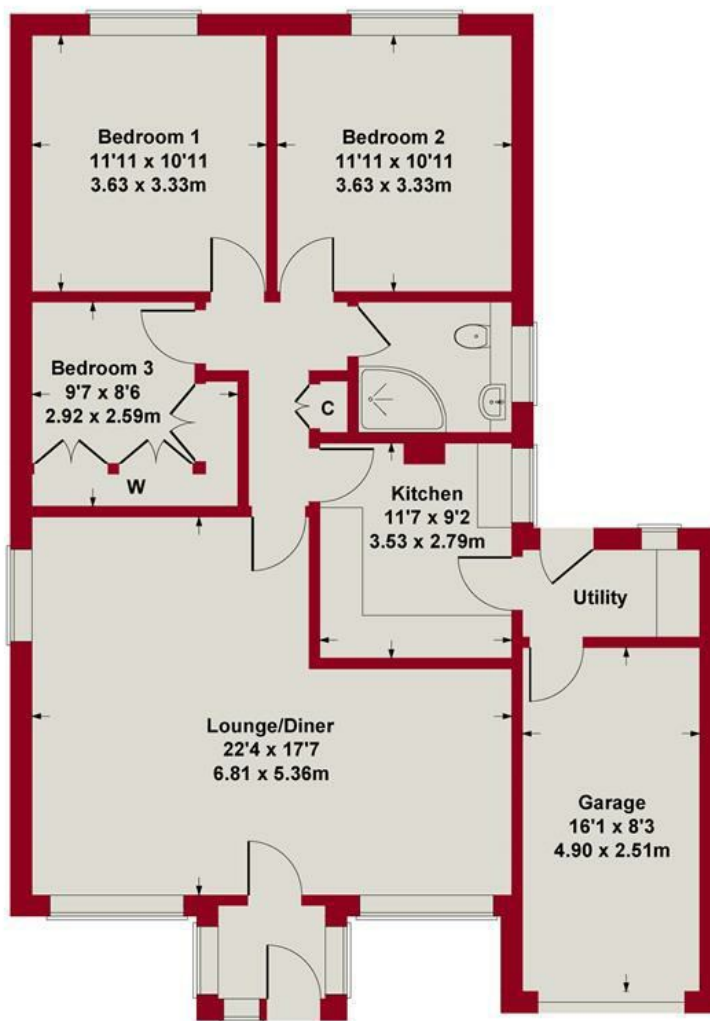
VIEWINGS

By appointment with Richard Watkinson & Partners.



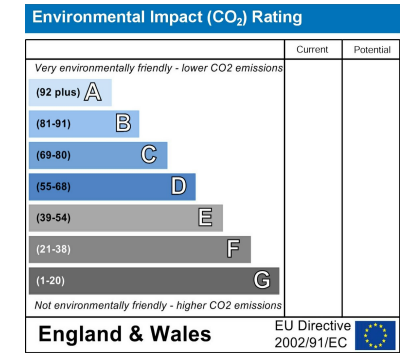
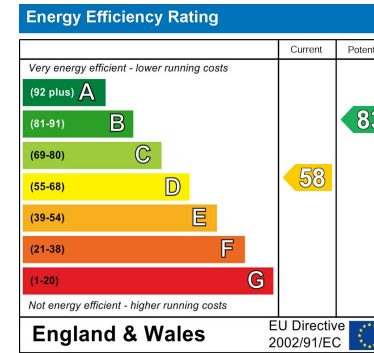


Approximate Gross Internal Area
1095 sq ft - 102 sq m



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Thinking of selling? For a FREE no obligation quotation call 01636 816200



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