Robert Ellis

look no further...







Harris Road, Chilwell, Nottingham NG9 4FB

£220,000 Freehold



This delightful semi-detached house presents an excellent opportunity for families and individuals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living.

The internal accommodation includes an entrance hall, lounge, kitchen, conservatory and bathroom to the ground floor with three good size bedrooms to the first floor.

Situated in a friendly neighbourhood, this home benefits from its proximity to local amenities, including schools, shops and transport links, making it an ideal location for families.

This semi-detached house on Harris Road is a wonderful opportunity for those seeking a comfortable home. With its appealing features and prime location, it is sure to attract interest from a variety of potential buyers.





Entrance Hall

A UPVC double glazed front door with a flanking UPVC double glazed window, tiled flooring, radiator, stairs to the first floor and doors to the bathroom and lounge.

Lounge

 $14'10" \times 10'6" (4.53 \times 3.22)$

A carpeted reception room with a UPVC double glazed window to the front, radiator,

Kitchen

 $13'3" \times 8'11" (4.05 \times 2.73)$

A range of wall, base and drawer units, work surfaces, one and a half bowl sink with drainer and a mixer tap, integrated electric oven with electric hob and air filter over, tiled flooring and splashbacks, space for a fridge freezer, plumbing for a washing machine, radiator and a UPVC double glazed door and window to the conservatory.

Conservatory

 $14'3" \times 8'7" (4.36 \times 2.62)$

Tiled flooring storage cupboard housing the Ideal combination boiler and UPVC double glazed french doors with flanking windows to the garden.

Bathroom

Incorporating a three piece suite comprising a

First Floor Landing

Bedroom I

Bedroom 2

Bedroom 3

Outside







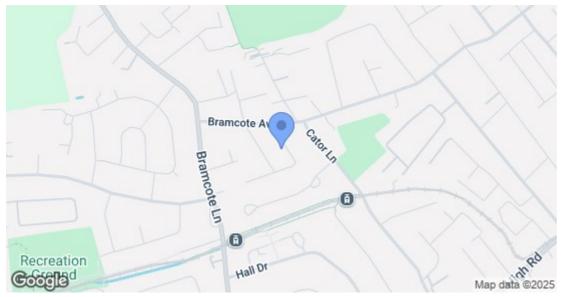
GROUND FLOOR

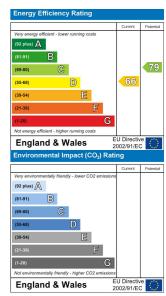
1ST FLOOR





White every attempt has been made to ensure the accuracy of the floorplan contained here, measurement of doors, windows, rooms and any other liens are exposurate 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 purchase. The services, systems and appliances shown have not been tested and no guarante as to their operations of efficiency can be given.





These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested.