



Albert Street, Nottingham, NG15 7BG
Guide Price £150,000-£160,000 Freehold



Albert Street, Hucknall

3 Bedrooms, 1 Bathroom

Guide Price £150,000-£160,000

- Deceptively Spacious Three Storey Mid Terrace
- Open Plan Kitchen/Diner
- West Facing Rear Garden
- On Road Parking
- Close To Town Centre & Transport Links
- No Onward Chain

GUIDE PRICE £150,000-£160,000. Being offered to the market with no on ward chain, this deceptively spacious three bedroom, three storey home is situated in an excellent position close to Hucknall Town Centre with its array of local amenities and transport links. The accommodation comprises of a great open plan living space to the ground floor with separate living, dining and kitchen areas. To the first floor is a generously sized master, double bedroom and



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E	39 E	
21-38	F		
1-20	G		

the fitted bathroom. To the second floor is a further well proportioned double bedroom. Externally the property has a west facing rear garden and on road parking is available to the front.

LOUNGE/DINER 25' 11" x 11' 5" (7.9m x 3.48m)
Accessed via an external uPVC door with fitted carpet, uPVC double glazed window to the front elevation, two wall mounted radiator, cellar access, stairs rising to the first floor and two ceiling lights.

KITCHEN 10' 0" x 9' 0" (3.05m x 2.74m) With a range of high and low level units with a rolled edge worktop over incorporating a stainless steel sink and drainer, splash back tiling, integrated electric oven, inset hob with extractor hood over, washing machine plumbing, vinyl flooring, uPVC double glazed window and external door to the rear elevation, wall mounted radiator and ceiling light.

LANDING With fitted carpet, stairs rising to the second floor and ceiling light.

MASTER BEDROOM 15' 0" x 11' 4" (4.57m x 3.45m)
With fitted carpet, uPVC double glazed window to the front elevation, wall mounted radiator and ceiling light.

BEDROOM THREE 10' 9" x 6' 9" (3.28m x 2.06m) With fitted carpet, wall mounted radiator, uPVC double glazed window to the rear elevation, airing cupboard and ceiling light.

BATHROOM Comprising of a panelled bath, low flush w.c., pedestal wash hand basin, floor and part wall tiling, wall mounted radiator, opaque uPVC double glazed window to the rear elevation and ceiling light.

BEDROOM TWO 15' 1" x 14' 8" (4.6m x 4.47m) With fitted carpet, wall mounted radiator, skylight and ceiling light.

EXTERNAL There is an enclosed, west facing rear garden which is laid to lawn with a raised decking area and paved patio area, fence and wall boundary and

gate access. In road permit parking is available to the front.









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