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DavidJames
the estate agent

Cowper Road, Woodthorpe, Nottingham, NG5 4FZ

Guide Price £400,000

About This Property

This well-presented detached family home is located in the highly sought-after area of Woodthorpe, within easy reach of local schools, frequent bus services to Nottingham City Centre and Mapperley's excellent shopping amenities, bars and restaurants!

Upon entering, the welcoming hallway features Oak-finish flooring, which flows into the spacious lounge. This room offers a perfect space for relaxing with two sets of French doors, a feature electric fire and provision for a wall-mounted television. A cloakroom/WC is also conveniently situated off the entrance hall.

At the heart of the home is the superb dining kitchen, ideal for both cooking and socialising. The kitchen is equipped with a range of fitted units, a breakfast bar seating area, an integrated dishwasher and washing machine and an included range cooker. There is space for a freestanding American-style fridge freezer and the kitchen also houses the concealed Baxi boiler, which serves the central heating system.

Upstairs, the landing leads to four bedrooms and the family bathroom. The main bedroom suite boasts a walk-in wardrobe and an en-suite shower room, whilst the remaining bedrooms are complemented by the family bathroom, complete with a three-piece white suite, a towel radiator and an electric Triton shower over the bath. Additional features upstairs include an in-built storage cupboard with a fitted safe and access to a loft space that is boarded for storage and equipped with power, lighting and a fitted ladder.

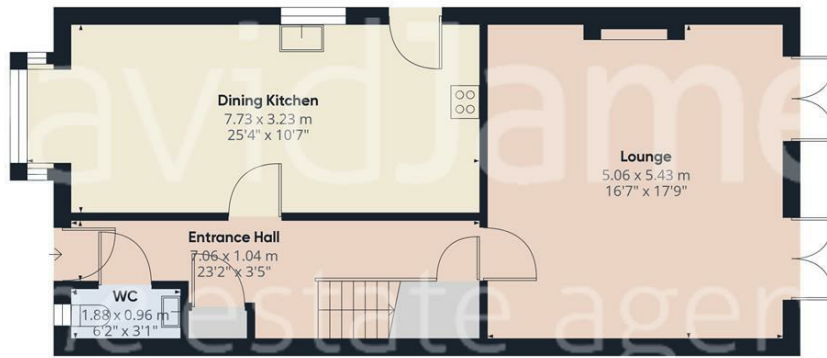
Externally, the property offers external power points to both the front and rear and a water supply to the side. The rear garden is well-maintained and provides a private outdoor retreat, featuring a decked patio seating area, a manageable lawn and a useful outbuilding for storage. To the front, a double-width driveway provides convenient off-street parking.



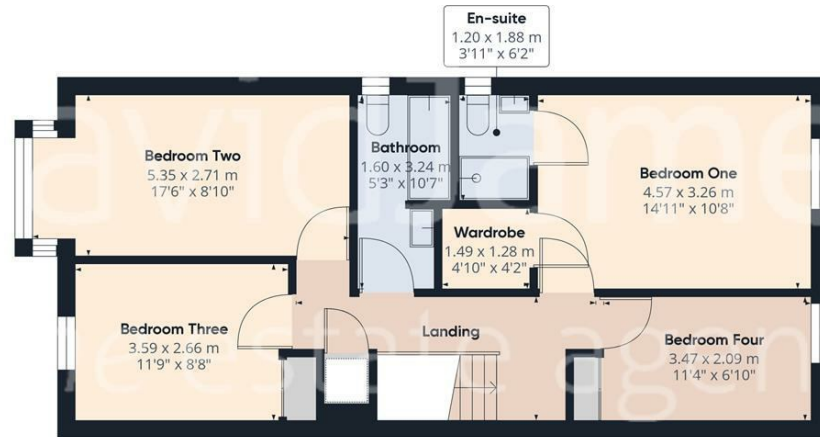
- Detached family home
- Popular Woodthorpe location close to schools, bus services and Mapperley's amenities
- Well-presented throughout
- Initial welcoming entrance hall with a cloakroom/WC
- Bright and spacious lounge with two sets of French doors
- Superb dining kitchen with a breakfast bar seating area
- Four bedrooms (main bedroom with a walk-in wardrobe and en-suite)
- Family bathroom with a three-piece suite and an electric over-bath shower
- Fantastic lawned rear garden with an initial decked patio seating area
- Double-width driveway provides convenient off-street parking







Floor 0



Floor 1



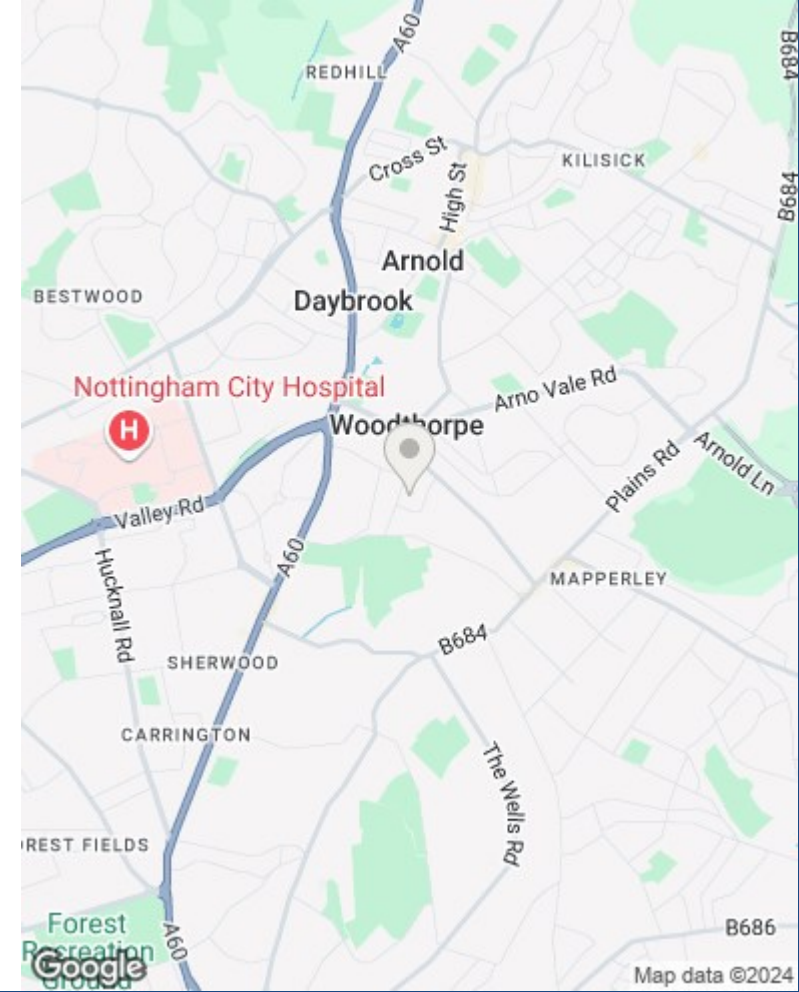
Approximate total area*
127.56 m²
1373.04 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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Council Tax Band: D
Gedling Borough Council
Freehold

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