



Valley Drive
Newthorpe Nottingham



Valley Drive Newthorpe Nottingham NG16 2DT

for sale
£350,000



Property Description

A beautifully presented detached FOUR bedroom family home located in Valley Drive, Newthorpe. The accommodation briefly comprises of a Front porch, Entrance Hall, Open Plan Lounge and Dining Room, Kitchen, Utility Room and Downstairs WC on the Ground Floor along with an orangery, Four Bedrooms, with Fitted Wardrobes to the Master bedroom and Family Bathroom to the First floor. Outside there is a rear garden and to the front there is a driveway providing ample off road parking and integrated garage with also a charging point for electric vehicles. Viewing is essential to fully appreciate the accommodation !!

Entrance Hallway

Accessed via entrance door leading into the hallway with stairs off to the first floor. laminate flooring and door off to:-

Lounge

13' 6" x 13' 6" (4.11m x 4.11m)

Having carpet flooring, double glazed window to the front elevation with hillary shutters, a radiator, coving to the ceiling, open fire with surround, door leading into the kitchen and open archway into the dining room.

Dining Room

9' 2" x 8' (2.79m x 2.44m)

Having carpet flooring,, coving to the ceiling and door into conservatory.

Kitchen

12' x 9' (3.66m x 2.74m)

Having a range of matching wall and base units with work surfaces over, inset stainless steel sink and drainer with mixer tap over, gas hob with extractor hood over, integrate electric oven, integrate eye level microwave, tiled splashbacks, tiled flooring, double glazed window to the rear elevation giving aspect into the conservatory and door leading into the conservatory.

Orangery

21' 2" x 7' 7" (6.45m x 2.31m)

being of UPVC and brick construction along with having a tiled roof that has a warranty till 2039, with under flooring heating, windows to the sides and rear elevation with hillary vertical blinds and double glazed door to the rear elevation.

Utility Room

.5' 1" x 4' 11" (1.55m x 1.50m)

Having space and plumbing for washing machine and dryer, wall mounted radiator, tiled splashbacks, tiled flooring, door to W.C, UPVC window and stable door. This also houses the Worcester boiler.

W.C

Having tiled flooring, a radiator and low level W.C

First Floor Landing

Having doors off to the bedrooms and bathroom

Bedroom One

11' 5" x 11' 5" (3.48m x 3.48m)

Having carpet flooring, wardrobes, a radiator and UPVC double glazed window.

En-Suite

Fitted with a three piece suite comprising of shower cubicle, low level W.C and wash hand basin, tiled splashbacks, a radiator, extractor fan and tiled flooring.

Bedroom Two

6' 1" x 11' 5" (1.85m x 3.48m)

Having carpet flooring, a radiator and UPVC double glazed window.

Bedroom Three

8' 1" x 9' 11" (2.46m x 3.02m)

Having two UPVC double glazed windows, carpet flooring and a radiator.

Bedroom Four

8' 8" x 8' 8" (2.64m x 2.64m)

Having carpet flooring, a radiator and UPVC double glazed window.

Bathroom

Fitted with a three piece suite comprising of a panelled bath with shower over and glazed screen, low level W.C, wash hand basin, tiled flooring, fully tiled walls, extractor fan and UPVC double glazed obscured window.

Garage

Having up and over door power and lighting

Front

To the front the property has a block paved driveway providing off road parking with mature borders inset with shrubs and fenced boundary. Additionally there is an electric vehicle charge point.

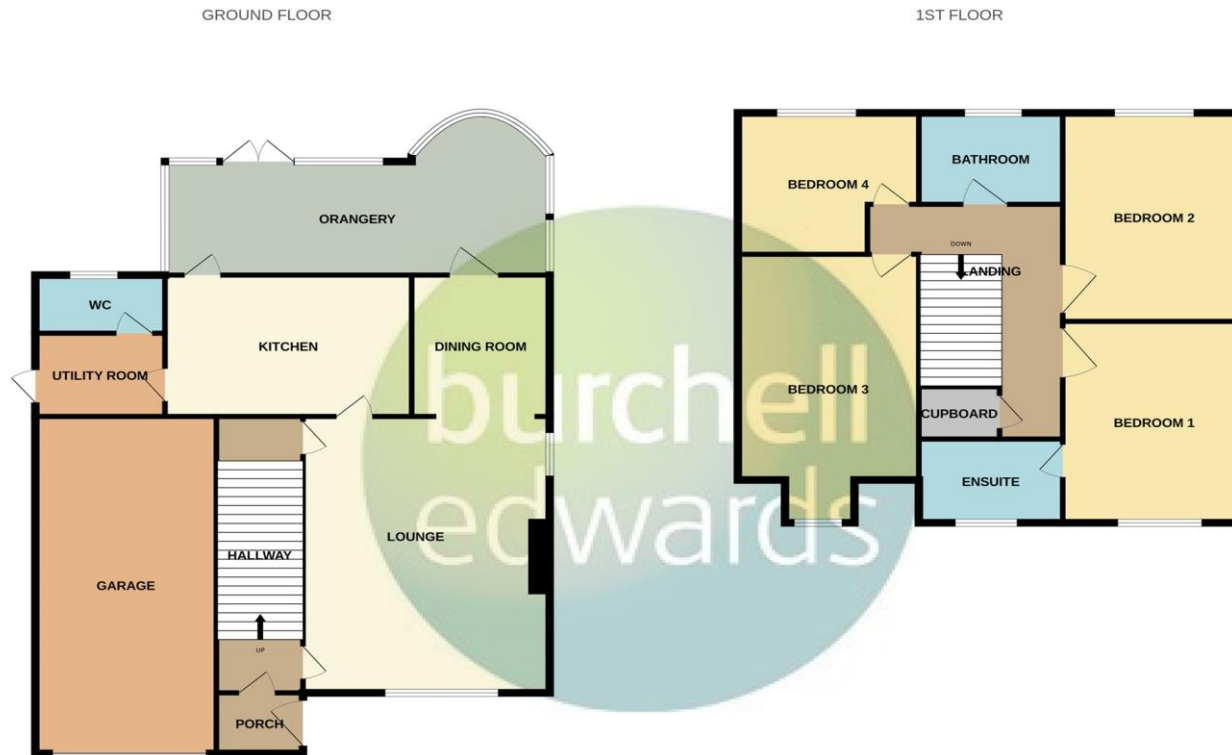
Rear

Having a paved patio area with steps up leading to a laid lawn section, mature bushes and trees, fenced and wall boundary.









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EPC Rating: D

Tenure: Freehold

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