



Rutland Road
Westwood Nottingham



Rutland Road Westwood Nottingham NG16 5JQ

for sale offers in the region of
£190,000



Property Description

A two bedroom detached bungalow in the popular location of Westwood. Rutland road is ideally located in close proximity to a wide range of local amenities including shops, schools, bus routes and major road links. In brief the internal accommodation comprises of an entrance hallway, a generous lounge to the front with a feature window, fitted kitchen leading to a conservatory over looking the rear garden, two bedrooms and a fitted shower room. Outside, the property boasts a block paved driveway providing off road parking. The front garden is mainly laid to lawn and to the side there is off road parking and a detached garage at the rear. The rear garden is low maintenance and mainly patio areas with mature shrubs to the boundaries with a garden gate and door leading to the garage. The property is well maintained with double glazing and gas centrally heated. Viewings are essential to appreciate this property.

Entrance Hall

Accessed through the main door, allowing access to the bedrooms shower room and lounge with radiator and vinyl flooring.

Lounge

17' 2" max x 10' max (5.23m max x 3.05m max)
Situated to the front elevation with a large UPVC window to the front elevation, feature fireplace, door leading to the kitchen, carpet flooring and radiator.

Kitchen

8' 7" max x 8' 1" max (2.62m max x 2.46m max)
With a variety of matching wall and base units with counter tops over, sink and drainer unit, oven, window to the rear elevation and door leading to the conservatory with vinyl flooring.

Conservatory

8' 5" x 5' 6" (2.57m x 1.68m)
Situated to the rear of the property off of the kitchen with windows to the rear and side elevation with doors leading out into the garden.



Bedroom One

13' 4" max x 8' 7" plus wardrobes (4.06m max x 2.62m plus wardrobes)

Situated to the front elevation with window to the front , laminate flooring, built in wardrobes , ceiling fan and light and radiator.

Bedroom Two

.8' 8" x 7' 3" (2.64m x 2.21m)

Situated to the rear elevation with carpet flooring window to the rear and radiator.

Shower Room

This three piece shower suite comprises of a walk in shower , W/C and wash hand basin with tap over, panelled walls and vinyl flooring with radiator and window to the rear.

Front

The property sits back proudly from the road behind a small garden laid to lawn with some mature shrubs on a well presented corner plot and a side path leading to the main door situated to the side elevation.

Rear

The rear of the garden is low maintenance and consists of patio areas and mature shrubs to the fence and walled boundaries garden gate to the side and the detached garage to the rear.

Garage

15' 11" x 8' 1" (4.85m x 2.46m)

The detached garage has a parking in front of the up and over garage door and a side door leading to the garden.

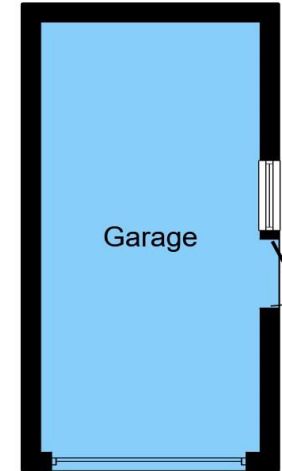








Floor Plan



Garage

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Tenure: Freehold

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