



Ash Street
ILKESTON

burchell
edwards

Ash Street ILKESTON DE7 8NS

for sale offers in excess of
£140,000



Property Description

MID TERRACE HOME !! THREE BEDROOMS !! PRIVATE PARKING !! KITCHEN / DINER !! We at Burchell Edwards are delighted to offer to the market this charming mid terrace home that is located close to the town centre and is ready for a new owner to love.

This charming home has been well maintained by the present owner and offers spacious living and is set over three floors and has all the fantastic transport and road links close to hand.

The home comprises of lounge, kitchen / diner and bathroom to the ground floor. The first floor holds two of the bedrooms with the third bedroom is located on the second floor.

To the rear of the home is the private driveway making parking no problem at all and there is additional on-street parking to the front.

We feel with what this home has to offer and the great location really makes this a must see so please call Burchell Edwards today to arrange your viewing.

To The Front

Having on-street parking and off-street parking space located to the rear of the property via a nearby alleyway. A composite front door opens directly into the living room.

Living Room

12' 2" x 12' 4" (3.71m x 3.76m)

Having a double-glazed front aspect window with a log burner, one radiator and laminate flooring.

Kitchen/Diner

15' 5" x 12' 1" (4.70m x 3.68m)

Having a double-glazed rear aspect window with tiled flooring. Fitted with a selection of wall and base units with an electric oven and a gas hob and a stainless-steel sink and drainer unit.

Bathroom

Having a double-glazed side aspect window and a radiator. Suite includes a panelled bath,

an electric shower, a low-level WC and a vanity handwash basin.

Bedroom One

12' 8" x 10' 7" (3.86m x 3.23m)

Having a double-glazed front aspect window with fitted carpet and a radiator.

Bedroom Two

.11' 9" x 9' 6" (3.58m x 2.90m)

Having a double-glazed rear aspect window with fitted carpet and a radiator.

Bedroom Three

12' 5" x 11' 9" (3.78m x 3.58m)

Located on the second floor. Having a rear aspect Velux window, a fitted carpet and a radiator.

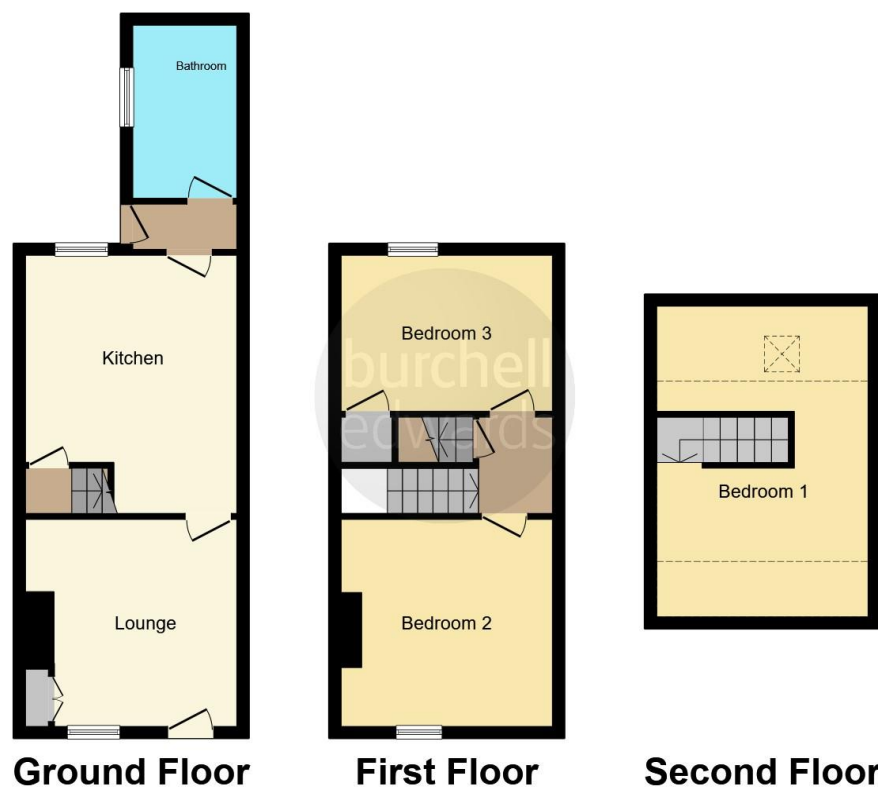
To The Rear

Enclosed rear yard and parking for the property.









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

To view this property please contact Burchell Edwards on

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21 Bath Street
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EPC Rating: D Council Tax
 Band: A

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/IST207311



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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