

Alfreton Road Sutton-In-Ashfield



# Alfreton Road Sutton-In-Ashfield NG17 1FS

# for sale offers in excess of £190,000



## **Property Description**

Alfreton Road, Sutton in Ashfield – Spacious 3-Bed Semi-Detached Family Home

Offered with no onward chain, this well-maintained three-bedroom semi-detached property on Alfreton Road is the perfect family home, combining generous living space with convenient access to local amenities and transport links.

The ground floor features a bright and spacious lounge, a separate dining room ideal for family meals or entertaining, a modern kitchen, a useful WC, and a rear porch providing extra storage or utility space.

Upstairs, the first floor offers three well-proportioned bedrooms and a family bathroom, making it ideal for growing families.

Externally, the property benefits from slabbed offstreet parking for up to two cars to the front. To the rear, a generous lawned garden with concrete path and fenced surround offers a private space for children to play or for outdoor relaxation.

This is a fantastic opportunity to purchase a readyto-move-into home in a sought-after location. Early viewing is highly recommended!

#### Entrance Hall

Entry via composite door, wall mounted radiator and carpeted floor to finish.

#### Cloakroom / W.C

Wall mounted radiator, ceramic toilet and sink, and carpeted floor to finish.

#### Lounge

12' x 12' 1" ( 3.66m x 3.68m )

The lounge comprises of double-glazed windows to front, side and rear, wall mounted radiator, gas fire which is capped, with surround, and solid wood flooring to finish.

#### **Dining Room**

12' into chimney breast x 12' 11" into bay ( 3.66m into chimney breast x 3.94m into bay )

The dining room comprises of double-glazed bay window to the front, consumer unit, wall mounted radiator with carpeted flooring to finish.

#### Kitchen

15' x 10' (4.57m x 3.05m)

The kitchen includes matching wall and base mounted units, stainless steel sink and drainer, two double-glazed windows to side, wall mounted radiator, electric cooker with hood, large storage space housing boiler, tiled splashback and floor to finish.

#### **Rear Porch**

.5' 10" x 3' 7" (  $1.78m\,x\,1.09m$  ) Brick base porch off kitchen with double glazed window to side and rear, UPVC door to rear.





Landing

Access to loft with carpeted floor.

#### **Bedroom One**

14' 8" x 12' into chimney breast (  $4.47m\ x$   $3.66m\ into\ chimney\ breast$  )

The master bedroom comprising of doubleglazed windows to front, wall mounted radiator, fireplace with carpeted floor to finish.

### **Bedroom Two**

12' x 9' into chimney breast ( 3.66m x 2.74m into chimney breast )

Bedroom two comprising of double-glazed windows to rear, wall mounted radiator, fireplace with laminate floor to finish.

#### **Bedroom Three**

10' x 6' 7" (  $3.05m \times 2.01m$  ) Bedroom three comprising of double-glazed windows to rear, wall mounted radiator, with laminate floor to finish.

#### Bathroom

The bathroom is finished with a ceramic toilet/sink, bath with separate walk-in shower, double glazed window to side, spotlights, wall mounted radiator, storage, and vinyl floor to finish.

#### External

To the rear of the property the garden is mainly laid to lawn with fenced in surround, planting boundaries, and outside WC.











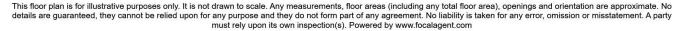






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To view this property please contact Burchell Edwards on

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12 Albert Street MANSFIELD NG18 1EB EPC Rating: E Council Tax Band: A

Tenure: Freehold





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