



- Detached Family Home
- 4 Bedrooms
- Master En-Suite & Family Bathroom
- Utility Room & Ground Floor WC

- 18ft5 Lounge
- Enclosed South-Facing Rear Garden
- Private Driveway & Garage
- No Onward Chain

Acorn Way, Bottesford, DN16 3WA,  
£249,950







Offered for sale in the ever popular Bottesford location closeby to a range of highly regarded schools, this detached family home is available to purchase with NO ONWARD CHAIN! The well presented accommodation briefly comprises of 4 bedrooms, master en-suite and family bathroom to the first floor, whilst downstairs boasts an entrance dining room, lounge with French doors, kitchen, utility room and WC. Outside the property has front and rear gardens, private driveway parking and a garage. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: D.





### Dining Hallway

Having door and window to front aspect, radiator, coved ceiling and stairs rising to first floor.

### Lounge

10' 2" x 18' 5" (3.10m x 5.61m)

Having uPVC double glazed window to front aspect, uPVC double glazed French doors to rear aspect, coved ceiling, radiator and feature fireplace.

### Kitchen

7' 5" x 9' 3" (2.26m x 2.82m)

Having uPVC double glazed window rear aspect, wall and base units with work surfaces over, inset sink and drainer unit, built-in oven, hob and extractor, built-in fridge, built-in freezer and door to utility room.

### Utility Room

5' 10" x 5' 4" (1.78m x 1.62m)

Having door to rear aspect, wall and base units with work surfaces over, sink and drainer unit, built-in microwave, radiator, space/plumbing for washing machine and gas central heating boiler (fitted 2016).

### Ground Floor WC

5' 10" x 3' 4" (1.78m x 1.02m)

Having uPVC double glazed window to side aspect, low level WC, wash hand basin and heated towel rail.

### First Floor Landing

Having access to loft.

### Bedroom 1

12' 4" x 11' 7" (3.76m x 3.53m)

Having uPVC double glazed window to front aspect, built-in wardrobes and drawers, radiator, coved ceiling and door to:

### En-Suite

6' 5" x 6' 8" (1.95m x 2.03m)

Having uPVC double glazed window to front aspect, shower cubicle, wash hand basin, low level WC set in vanity unit, heated towel rail and further storage cupboards.

### Bedroom 2

10' 5" x 9' 9" (3.17m x 2.97m)

Having uPVC double glazed window to front aspect, radiator, built-in wardrobes and storage cupboard.

### Bedroom 3

7' 2" x 8' 5" (2.18m x 2.56m)

Having uPVC double glazed window to rear aspect and radiator.

### Bedroom 4

7' 3" x 6' 6" (2.21m x 1.98m)

Having uPVC double glazed window to rear aspect and radiator.

### Bathroom

7' 5" x 6' 2" (2.26m x 1.88m)

Having uPVC double glazed window to front aspect, shower cubicle, wash hand basin, low level WC set in vanity unit, further storage cupboards and heated towel rail.

### Outside Front

A driveway to the side provides private driveway and access to the garage. There is also a lawned garden with pathway to front door entry.

### Garage

Having electric shutter door and alarm.

### Outside Rear

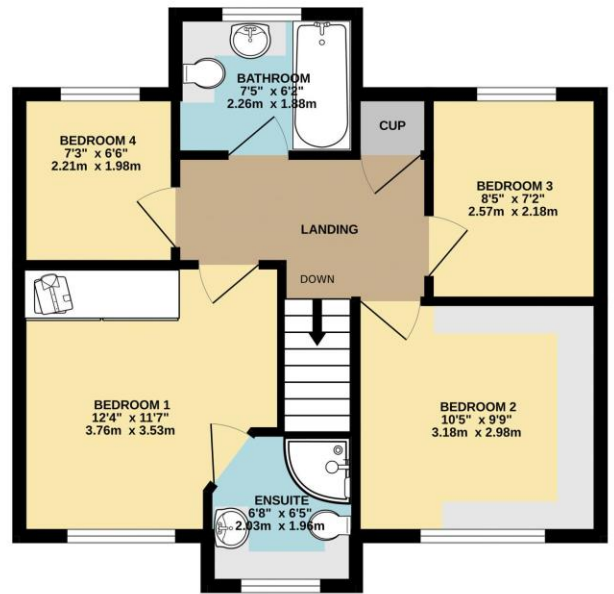
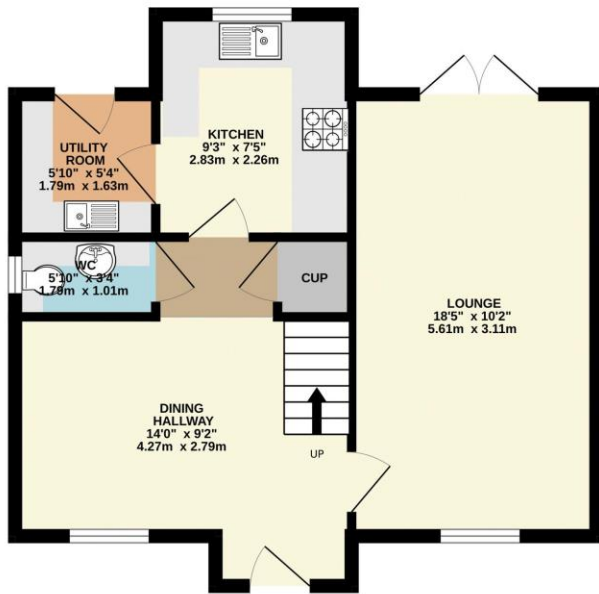
The rear south-facing garden is mainly laid to lawn with a fenced surround and paved patio area.





GROUND FLOOR

1ST FLOOR



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