



- Immaculately Presented Throughout
- Semi Detached House
- 3 Bedrooms
- 23ft Lounge
- Separate Dining Room
- Modern Shower Room
- Ample Off Street Parking & Garage
- Fantastic Position

Cavendish Road, DN16 3LY,
£204,950





Occupying a fantastic plot in the ever popular Bottesford area, Starkey&Brown are delighted to offer for sale this immaculate semi detached family home on Cavendish Road. The internal accommodation briefly comprises of 3 bedrooms and a shower room to the first floor, whilst downstairs boasts an entrance porch, hallway, L shaped lounge with feature log burner, separate dining room and modern kitchen. Outside the property has a block paved driveway providing a great amount of off street parking for several vehicles, garage and a pleasant rear garden which is mainly laid to lawn with a fenced surround and paved patio area. Highly regarded schools are situated nearby, along with a range of essential amenities. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: B



Entrance Porch

Having uPVC double glazed door to the front aspect, uPVC double glazed windows to the front and side aspects and door into hallway.

Hallway

7' 7" x 12' 4" (2.31m x 3.76m)

Having stairs rising to the first floor with under stairs storage cupboard and radiator.

Lounge/Diner

12' 7" max x 23' 0" max (3.83m x 7.01m)

Having uPVC double glazed window to the front aspect, uPVC double glazed French doors to the rear aspect, two radiators, feature log burner and coved ceiling.



Dining Room

10' 9" x 9' 1" (3.27m x 2.77m)

Having uPVC double glazed window to the rear aspect, radiator and coved ceiling.

Kitchen

7' 9" x 13' 2" (2.36m x 4.01m)

Having uPVC double glazed window to the rear aspect, uPVC double glazed door to the side aspect, wall and base units with work surfaces over, inset sink and drainer unit, built in oven, hob and extractor, space for full height fridge freezer, space/plumbing for additional white goods, radiator, coved ceiling, ceiling spotlights and storage cupboard.



First Floor Landing

Having uPVC double glazed window to the side aspect, loft access and storage cupboard.

Bedroom 1

12' 7" max x 11' 9" (3.83m x 3.58m)

Having uPVC double glazed window to the front aspect, radiator and coved ceiling.

Bedroom 2

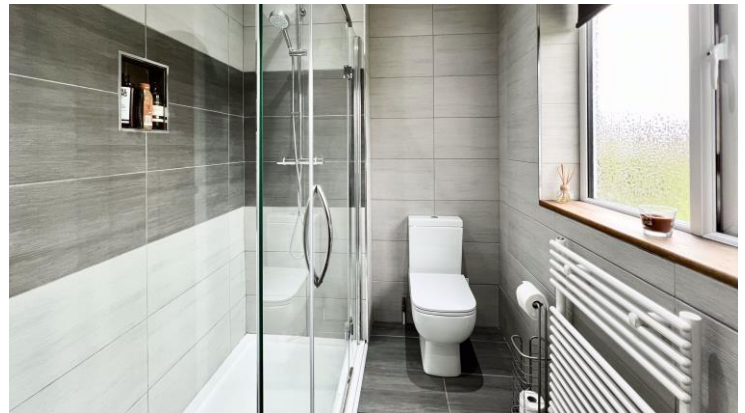
11' 9" x 10' 9" (3.58m x 3.27m)

Having uPVC double glazed window to the rear aspect and radiator.

Bedroom 3

7' 8" x 7' 2" (2.34m x 2.18m)

Having uPVC double glazed window to the front aspect, radiator and storage cupboard.



Shower Room

8' 4" x 5' 7" (2.54m x 1.70m)

Having uPVC double glazed window to the rear aspect, shower cubicle with rainfall shower and additional handheld shower inset, wash hand basin, low level WC, heated towel rail, coved ceiling and ceiling spotlights.

Outside Front

Having a block paved driveway with off street parking for multiple vehicles, access to the garage, a gate to the side leading to the rear garden and dwarf walled/fenced perimeters.

Outside Rear

The rear garden is mainly laid to lawn with a paved area, fenced surround and coal store.

Garage

7' 9" x 17' 2" (2.36m x 5.23m)

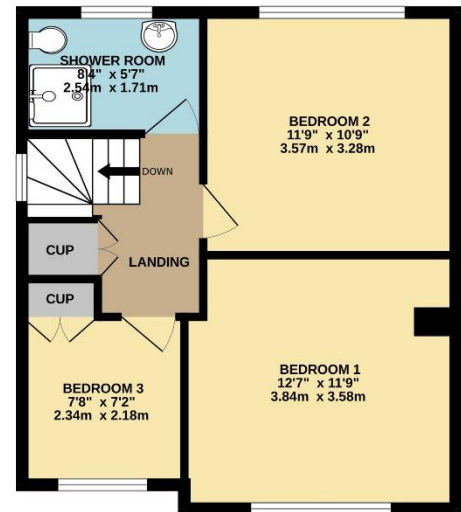
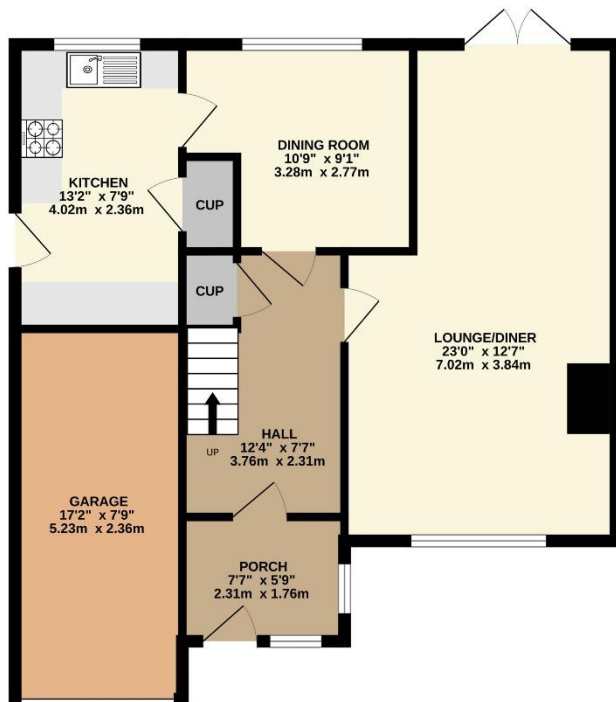
Having remote control roller door, window to the side, light and power.





GROUND FLOOR

1ST FLOOR



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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors's ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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