



Bacon Close
Giltbrook NOTTINGHAM

burchell
edwards

Bacon Close Giltbrook NOTTINGHAM NG16 2UW

for sale
£300,000



Property Description

Situated on the popular Bacon Close in Giltbrook, this modern and well-presented four-bedroom semi-detached townhouse offers spacious accommodation across three floors, making it an ideal home for growing families.

The ground floor comprises a welcoming entrance hall with useful storage cupboard, a convenient WC/cloakroom, and a superb open plan reception room featuring French doors to the rear garden, a Velux window providing additional natural light, and contemporary spotlights. The well-equipped kitchen benefits from a range of matching wall and base units, gas hob, electric oven, inset stainless steel sink and drainer, bay window to the front, and space for freestanding appliances.

To the first floor are three well-proportioned bedrooms and a family bathroom fitted with a bath and shower over, wash hand basin and WC. The second floor is dedicated to the impressive principal bedroom, offering fitted wardrobes and dual aspect windows to the front and rear, alongside a private en-suite shower room.

Externally, the property enjoys a brick-paved driveway providing off-road parking for numerous vehicles and access to the garage. The enclosed rear garden has been designed for low maintenance and features artificial lawn, patio seating area, decking, raised beds, an outside tap and gated side access.

Combining versatile living space, modern presentation, off-road parking, garage and a desirable residential location, this attractive townhouse presents an excellent opportunity!

Ground Floor

Entrance Hall

Entered via the front door, the welcoming entrance hall features laminate flooring, a wall-mounted radiator and a useful storage cupboard. Doors lead to the kitchen, WC and reception room, with stairs rising to the first floor.

Wc / Cloakroom

Fitted with a ceramic WC and wash hand basin with tiled splashback. Having laminate flooring, a wall-mounted radiator and a double glazed opaque window to the side elevation.

Reception Room

A spacious open plan reception room featuring laminate flooring, spotlights, a wall-mounted radiator, double glazed French doors opening onto the rear garden and a rear-facing double glazed window. A Velux window provides additional natural light.

Kitchen

Fitted with a range of matching wall and base units incorporating an inset stainless steel sink and drainer. Benefiting from a gas hob with cooker hood over, electric oven, space for a fridge-freezer, washing machine and tumble dryer. Finished with laminate flooring, two wall-mounted radiators and a double glazed bay window to the front elevation.

First Floor

First Floor Landing

Having laminate flooring, a wall-mounted radiator and access to the loft space. Doors provide access to three bedrooms and the family bathroom.

Bedroom Two

A well-proportioned double bedroom featuring laminate flooring, a wall-mounted radiator and a double glazed window overlooking the rear aspect.

Bedroom Three

Having laminate flooring, a wall-mounted radiator and a double glazed window to the front elevation.

Bedroom Four

Featuring laminate flooring, a wall-mounted radiator and a double glazed window to the rear elevation.

Family Bathroom

Comprising a bath with shower over, ceramic WC and wash hand basin with tiled splashback. Further benefits include laminate flooring, a wall-mounted radiator and a double glazed opaque window to the rear.

Second Floor

Bedroom One

Occupying the entire second floor, the principal bedroom is a generous and bright space benefiting from laminate flooring, fitted wardrobes, a wall-mounted radiator and double glazed windows to both the front and rear elevations.

En-Suite

Fitted with a walk-in shower, ceramic WC and wash hand basin with tiled splashback. Having laminate flooring, a wall-mounted radiator and a double glazed opaque window to the rear.

Outside

To the front of the property is a brick-paved driveway providing off-road parking for numerous vehicles and access to the garage. There are ornamental trees and shrubs, together with gated access leading to the rear garden.

Rear Garden

An enclosed and low-maintenance rear garden featuring artificial lawn, a slabbed patio seating area, decking, raised beds, an outside tap and gated side access.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

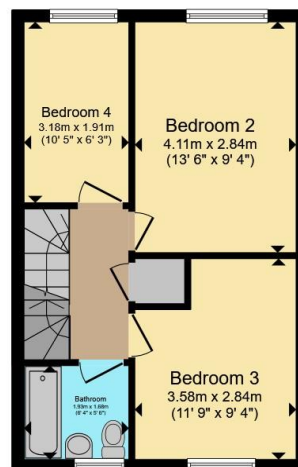




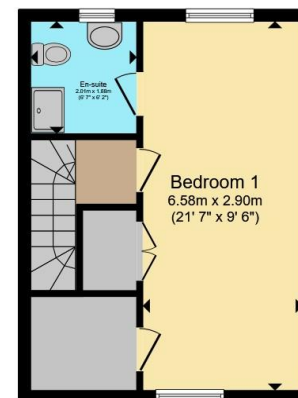




Ground Floor



First Floor



Second Floor

Total floor area 136.5 m² (1,469 sq.ft.) approx

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To view this property please contact Burchell Edwards on

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EPC Rating: C Council Tax
Band: C

Tenure: Freehold

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