



Bennerley Avenue
Ilkeston

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Property Description

CHAIN FREE !! WELL PRESENTED SEMI-DETACHED HOME !! TWO SPACIOUS RECEPTIONS !! TWO DOUBLE BEDROOMS !! FANTASTIC LOCATION !! We at Burchell Edwards are delighted to offer to the market with no onward chain this well presented end terrace home that is ready for a new owner to love.

Located close to all major transport and road links as well as all the major supermarkets and the town centre this charming well presented home that offers spacious bright living and will make for the perfect purchase for the whole of the market.

The home has been well maintained by the present vendor and comprises of spacious bright living room, large dining room, well equipped modern kitchen and a modern bathroom to the ground floor.

The first floor holds the two spacious double bedrooms. To the rear is the private enclosed garden and there is plenty of on street non-permit parking to the front.

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

Please note that the AML Fee covers 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.

To The Front

Gate leads to the front yard area. A UPVC front door opens directly into the living room.

Living Room

Having a front aspect double-glazed window, radiator, carpeted flooring and a feature fireplace creating an attractive focal point to the room.

Dining Room

Having rear aspect double-glazed doors providing access to the rear garden, fitted carpet flooring and a feature fireplace with built-in shelving within the alcove

Kitchen

Having a side aspect double-glazed window and fitted with a range of modern wall and base units incorporating a stainless-steel sink and drainer unit. There is space for a fridge freezer and cooker with overhead extractor.

Bathroom

Ground floor bathroom. Having a side-facing double-glazed window and fitted with a three-piece suite comprising a panelled bath, low-level WC, and wash hand basin. The room also benefits from a heated towel rail.

Bedroom One

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

Bedroom Two

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

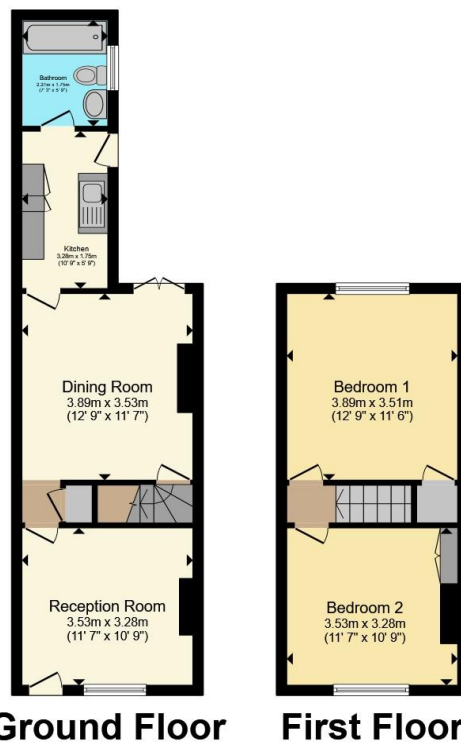
To The Rear

A lovely enclosed, low-maintenance private rear garden provides the perfect space for relaxing, entertaining and enjoying outdoor living. The garden features original brick-built outbuildings offering useful storage, an artificial lawn and a covered decking area ideal for year-round use. Further benefits include convenient side access.









Total floor area 66.8 m² (720 sq.ft.) approx

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.propertybox.io



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/IST208057



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