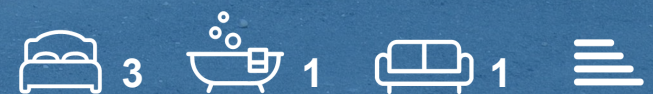




53 Hayeswood Road
Stanley Common Ilkeston DE7 6GE

£260,000



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Stanley Common Ilkeston DE7 6GE

****Charming Three-Bedroom Family Home in the Desirable Village of Stanley Common****

This spacious & well-presented family home with the most stunning countryside views. The property features a generous lounge/diner & a bright breakfast kitchen Upstairs; you'll find three comfortable bedrooms and a modern family bathroom.

Externally, the property boasts a tarmac driveway providing ample parking, while the rear garden is mainly laid to lawn, offering a peaceful outdoor space with stunning countryside views, perfect for relaxing or entertaining guests.

Situated in a sought-after village location, this home combines rural tranquillity with convenient access to local amenities. An ideal choice for families seeking space, comfort, and scenic surroundings.

Stanley Common offers a range of amenities, including a reputable primary school, easy access to good secondary schools, a selection of shops, recreational grounds, and a regular bus service. The location provides convenient access to Ilkeston, Heanor, Derby, as well as nearby golf courses at Morley Hayes and Horsley Lodge.





Lounge/Diner

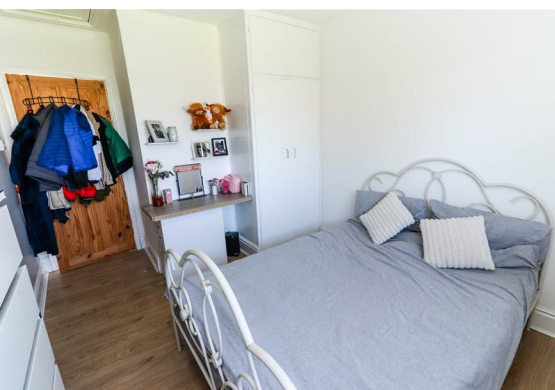
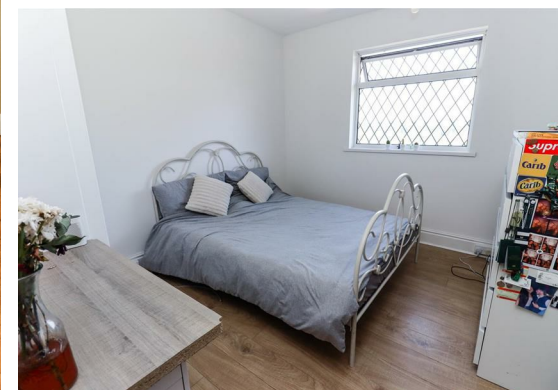
19'0" x 12'10" (5.79m x 3.91m)

Fireplace housing multi fuel burner, stairs to first floor, spot lights, TV point, radiator, laminate flooring, double glazed bow window to the rear elevation & double glazed door & side panel to the front elevation.

Breakfast Kitchen

18'0" x 13'0" (5.49m x 3.96m)

Range of wall, base & drawer units with laminate worktop over, composite sink & drainer with mixer tap, tiled surround, electric oven & gas hob, space for fridge/freezer, plumbed for washing machine, storage cupboard, spot lights, two radiators, tiled flooring, three double glazed windows to side & front elevation & double glazed door to the rear garden.



First Floor Landing

Doors off, carpet flooring & double glazed window to the front elevation.

Bedroom One

12'9" x 10'3" (3.89m x 3.12m)

Laminate flooring, TV point, radiator & double glazed window overlooking the rear garden & countryside views.

Bedroom Two

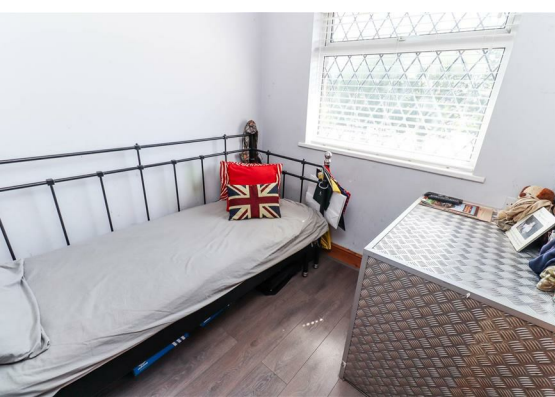
12'10" x 10'4" (3.91m x 3.15m)

Laminate flooring, loft hatch, radiator & double glazed window overlooking the rear garden & countryside views.

Bedroom Three

8'2" x 7'11" (2.49m x 2.41m)

Laminate flooring, radiator & double glazed window to the front elevation.





Bathroom

8'3" x 5'5" (2.51m x 1.65m)

Three piece suite featuring panelled bath with shower over, low flush WC, wash hand basin, spot lights, tiled walls, heated towel rail, vinyl flooring & two frosted double glazed windows to the side elevation.

Outside

Frontage

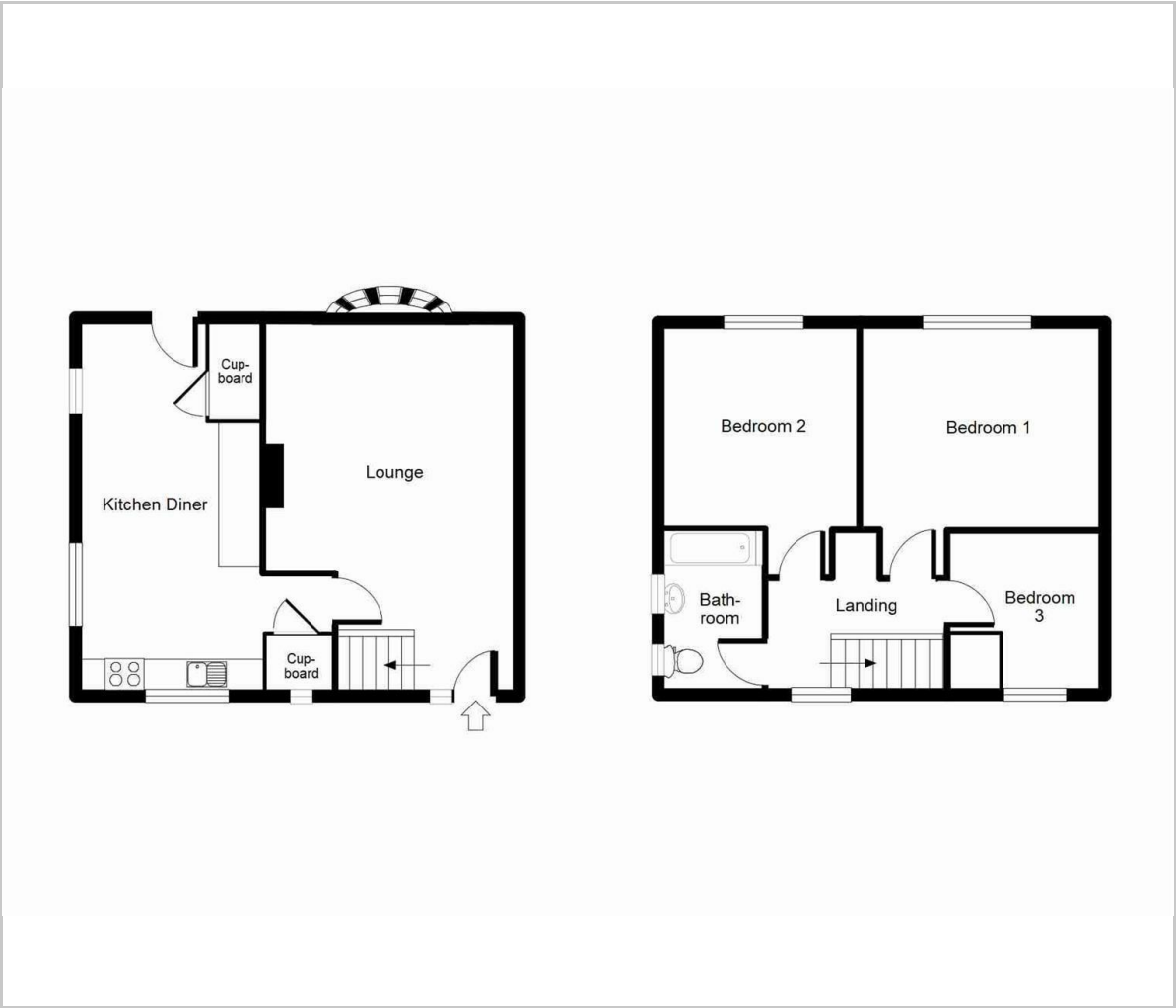
Tarmac driveway for three cars & brick wall boundary.

Rear Garden

Patio area, large lawn area, hedge boundary & overlooking countryside views.



Floor Plan



Viewing

Please contact our Eastwood Office on 01773 535535 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

