
BuckleyBrown
ESTATE AGENTS
£170,000
Hornbeam Way, Kirkby-In-Ashfield,
Nottingham,

Welcome to BuckleyBrown, where every home is carefully presented, so you can explore with clarity and confidence.

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"What's not to love about this little gem on Hornbeam Way? This lovely three-bedroom end-terrace home is the definition of move straight in and put your feet up! Beautifully presented and ready for its next lucky owners, it's the perfect place to turn a house into a home."

- Courtney, Valuer



ONE NOT TO BE MISSED

Looking for a home you can move straight into and enjoy from day one?

This beautifully maintained and thoughtfully updated end-terraced property is an opportunity not to be missed! Offering three bedrooms, a welcoming living room, a well-presented kitchen, a convenient ground-floor WC and a modern, low-maintenance south-facing garden, this home is ideal for first-time buyers, growing families or anyone looking for a fresh start in a home that has already had so much care and attention.





THE FINER DETAILS

From the moment you step inside, this lovely home offers a welcoming feel, with the benefit of having been lovingly maintained and updated by its current owner, making it ready for its next chapter.

The living room provides a comfortable space to relax and unwind, whether you're enjoying a quiet evening or spending time with family and friends. The kitchen offers a practical setting for everyday cooking, with scope to make it your own whilst enjoying the home just as it is. A useful ground-floor WC adds extra convenience to the downstairs accommodation, particularly for busy households and visiting guests.

Moving upstairs, you'll find three bedrooms offering flexibility to suit your needs. Whether you're looking for space for the family, a guest bedroom or a home office, there is plenty of opportunity to make the layout work for you. The family bathroom completes the first-floor accommodation.

Outside, the garden has been designed with easy maintenance in mind, featuring artificial turf and a patio seating area. It's the perfect spot to enjoy a morning coffee, relax in the sunshine or entertain friends without spending every weekend maintaining the garden.

As an end-terraced property, this home offers an appealing opportunity for buyers seeking well-presented accommodation, outdoor space and the convenience of parking in a private car park, all without the need to take on a major project.







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LIFE IN KIRKBY-IN-ASFIELD

Kirkby-in-Ashfield is a popular Nottinghamshire market town offering a convenient blend of everyday amenities, green spaces and transport links.

The town centre provides a range of shops, supermarkets, cafés and local services, alongside the outdoor market and leisure facilities at Kirkby Leisure Centre.

For families, the area offers a selection of local schools, including Kingsway Primary School and The West Park Academy, with secondary education available nearby. Those who enjoy spending time outdoors can make the most of the nearby Kingsway Park and Portland Park Country Park, both offering green spaces for walking, exercise and enjoying the fresh air.

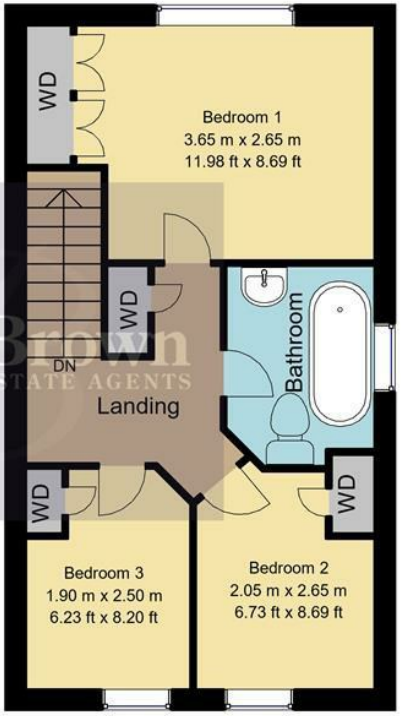
Commuters benefit from local bus services and Kirkby-in-Ashfield railway station, which provides connections towards Nottingham and Worksop via the Robin Hood Line. The M1 is also accessible by car, making travel to neighbouring towns and the wider region convenient.

With its range of local amenities, nearby parks and practical transport connections, Kirkby-in-Ashfield offers an appealing setting for first-time buyers, couples and families looking for a well-connected place to call home.

Ground Floor
33sq.m/354.67sq.ft
Approx



First Floor
33sq.m/354.67sq.ft
Approx



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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Key Features

Well-maintained end-terraced home

Three well proportioned bedrooms

Move-in ready throughout

Welcoming and spacious living room

Well-presented kitchen

Convenient ground-floor WC and family bathroom

Low-maintenance south-facing garden with artificial turf and patio seating area

Added benefit of off street parking in private car park

Boiler installed 2024

EPC Rating - C | Council Tax Band - A

Approx Sq Ft - 709.34

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Exceptional homes deserve exceptional representation.

Let's Chat.

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