



Lime Tree Road  
Hucknall Nottingham

burchell  
edwards

# Lime Tree Road Hucknall Nottingham NG15 6BA

for sale  
**£200,000**



## Property Description

Nestled in a popular residential area of Hucknall, this delightful semi-detached property offers modern living with convenience and comfort. Boasting a newly fitted contemporary kitchen, this home is ideal for first-time buyers, small families, or those looking to downsize.

The property features a bright and spacious living area, generous bedrooms, and a modern family bathroom. Outside, you'll find a private driveway providing off-street parking and a low-maintenance garden perfect for relaxing or entertaining.

With no upward chain, this move-in-ready home makes the buying process simple and stress-free. Conveniently located close to local schools, shops, transport links, and amenities, Lime Tree Road is a fantastic place to call home.

## Entrance Hallway

Entered into via UPVC front door with obscured side window, wall mounted central heating boiler, stairs to the first floor and access to the kitchen.

## Lounge

Having UPVC double glazed window to the front elevation, central heating radiator and TV point.

## Kitchen/ Diner

Having been recently re-fitted with a modern range of wall, base and drawer units with complimentary work surfaces over, inset sink and drainer with extending mixer tap, integrated washing machine, integrated dishwasher, integrated fridge freezer, electric hob with extractor hood over, built-in double oven, recess spot lights, vertical radiator, UPVC window and french doors to the rear.

## Utility Area

having UPVC obscured window to the side.



## First Floor

### Bedroom One

Having UPVC double glazed window to the front elevation, central heating radiator and built-in cupboard.

### Bedroom Two

Having UPVC window to the rear, central heating radiator and built-in storage.

### Bedroom Three

Having UPVC window to the front.

### Shower Room

Having being re-fitted and comprising of double shower unit with mains fed shower over, low level W.C, vanity wash hand basin, heated towel rail, three UPVC obscured windows to the side and rear elevations.

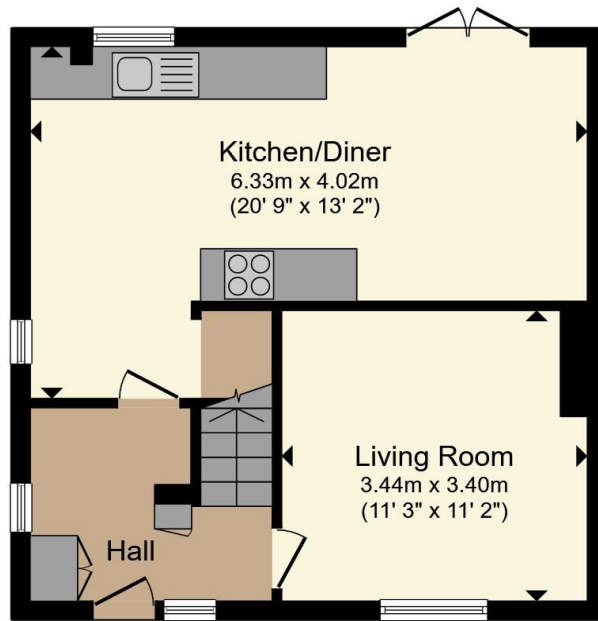
## Outside

To the front the property has off road parking and side gate leading to the rear. The enclosed rear garden is mainly laid to lawn with paved seating area.

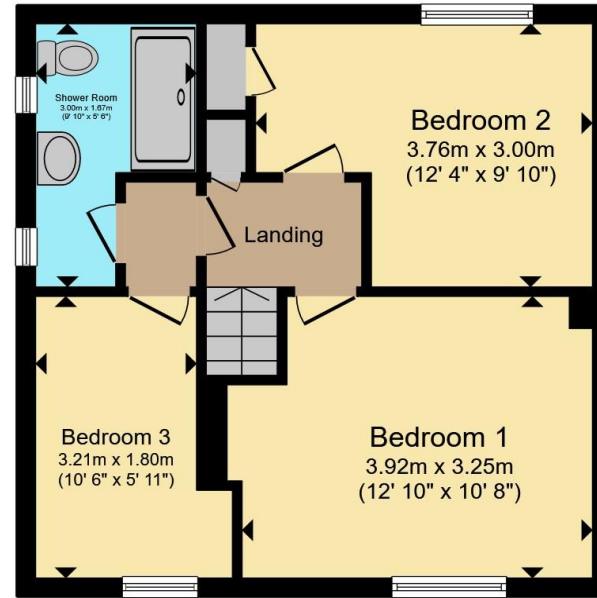








**Ground Floor**



**First Floor**

Total floor area 78.4 m<sup>2</sup> (843 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](http://www.propertybox.io)



To view this property please contact Burchell Edwards on

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EPC Rating: C Council Tax  
 Band: A

Tenure: Freehold

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