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 ESTATE AGENTS, VALUERS AND AUCTIONEERS

25 Wyvern Avenue, Long Eaton, NOTTINGHAM, NG10 1AE

Asking Price Of £285,000



Three bedroom semi detached house located in Long Eaton, NOTTINGHAM

Exceptionally well presented and immaculately maintained, this superb three-bedroom semi-detached home is offered to the market with no onward chain, making it an ideal purchase for a wide range of buyers.



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Property Description

Exceptionally well presented and immaculately maintained, this superb three-bedroom semi-detached home is offered to the market with no onward chain, making it an ideal purchase for a wide range of buyers. It is ideally situated and combines stylish modern décor with an elegant, high-quality finish throughout, creating a home of both character and sophistication.

This impressive home further benefits from a double driveway, a generously sized landscaped rear garden featuring a hot tub and composite shed, and a beautifully presented yet low-maintenance outdoor space. Additional features include double glazing, gas central heating, and a spacious kitchen diner ideal for modern family living.

Upon entering the property, you are welcomed by an inviting entrance hallway featuring stylish flooring and a feature radiator, leading through to the cosy living room. This elegant space also benefits from a feature radiator and a beautiful bay window fitted with shutters, creating a warm and refined atmosphere.

The kitchen diner is flooded with natural light from the bi-fold doors and Velux skylight, creating a bright and airy atmosphere. Beautifully designed with a tasteful modern finish, this impressive space overlooks the peaceful and private landscaped garden. Upstairs the property continues to impress with warm and bright bedrooms, complemented by a stunning contemporary bathroom finished to a high standard.

The property is within easy reach of the centre of Long Eaton where there are Asda, Tesco, Lidl and Aldi superstores as well as many other retail outlets, various pubs, restaurants. There are schools for all ages within easy reach and the excellent transport links including junctions 24 and 25 of the M1, East Midlands Airport, Long Eaton and East Midlands Parkway stations, the A52 and other main roads provide good access to Nottingham, Derby and other East Midlands towns and cities.



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LIVING ROOM: 12' 0" x 11' 10" (3.67m x 3.63m) Double glazed uPVC bay window to the front with shutters, carpet, feature radiator.

KITCHEN/DINER: 17' 8" x 16' 4" (5.40m x 5.00m) Double glazed uPVC bi-fold doors to the rear, window to rear and Velux skylight. Laminate flooring, fitted under and over counter storage units, Smeg gas hob and electric oven, glass splashback, American style fridge/freezer, feature radiator.

UTILITY ROOM: 6' 5" x 7' 8" (1.97m x 2.36m) Double glazed uPVC window to the side with blinds, WC, sink, plumbing for washing machine, upright radiator, Ideal boiler, tiled flooring.

HALLWAY: 4' 6" x 16' 11" (1.39m x 5.18m) Composite door to the front, tiled flooring, feature radiator, stairs to first floor.

BEDROOM ONE: 12' 0" x 11' 10" (3.67m x 3.62m) Double glazed uPVC bay window to the front including shutters, carpet, radiator, built in wardrobe.

BEDROOM TWO: 11' 8" x 10' 7" (3.56m x 3.25m) Double glazed window to the rear with blinds, carpet and radiator.

BEDROOM THREE: 5' 10" x 8' 4" (1.79m x 2.56m) Double glazed uPVC window to the front with blinds, carpet and radiator.

BATHROOM: 6' 2" x 6' 9" (1.88m x 2.07m) Double glazed uPVC window to rear and side, bath with shower over.

OUTSIDE: To the front of the property is a double car driveway with access to the rear via a gate at the side of the property. The rear beautifully landscaped garden features a hot tub, two sheds of which one is composite, outdoor tap and electrical point, lawn area and patio seating area along with established shrubs and bushes.

TENURE: Freehold.

VIEWINGS: Strictly by appointment through Wallace Jones Estate Agents.

