



5 Crookdole Lane, Calverton, Nottingham, NG14 6HZ

Asking Price £210,000

- Modern Two Bedroom Townhouse
- Very Well Presented Throughout
- Two Double Bedrooms
- Front and Rear Gardens
- No Upward Chain
- Recently Refurbished
- Brand New Kitchen
- First Floor Bathroom
- Garage En-Bloc
- GUIDE PRICE £190,000 - £210,000

# 5 Crookdole Lane, Nottingham NG14 6HZ

GUIDE PRICE £190,000 - £210,000 - Recently Refurbished Two Bedroom Mid Townhouse. Brand New Kitchen. Large Lounge/Diner. Two Double Bedrooms and a modern first floor bathroom. Front and Rear Gardens. Garage En Bloc. No Upward Chain.



Council Tax Band: A



#### Entrance Hall

Doors to the Kitchen and Lounge.

#### Kitchen

Brand new Kitchen with a range of base and wall units. Integrated oven and extractor. Space for a washing machine. Work surfaces with inset sink and hob. Tiled splash backs. Cupboard housing the gas boiler. Window to the front elevation.

#### Lounge

French doors to the rear elevation.

#### First Floor Landing

Doors to both bedrooms and the bathroom.

#### Bedroom

Windows to the front elevation.

#### Bedroom

Window to the rear elevation.

#### Bathroom

Panelled bath with mixer shower over. Vanity unit with integrated wash hand basin. Low level flush toilet.

#### Garage

Garage En-Bloc to the rear.

#### Exterior

Low maintenance garden to the rear with pedestrian access to the garage. Garden and path to the front.









Viewings

Viewings by arrangement only. Call 01159625003 to make an appointment.

EPC Rating:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 