



51 Redbourne Road, Hibaldstow

£185,000 Freehold

3 BEDROOMS • A TRADITIONAL SEMI DETACHED HOUSE • MODERN FAMILY BATHROOM • PRIVATE ENCLOSED REAR GARDEN • FRONT LIVING ROOM WITH A FEATURE FIREPLACE • WELL REGARDED VILLAGE • NOT TO BE MISSED • OPEN VIEWS TO THE FRONT • SINGLE GARAGE & ATTACHED UTILITY ROOM • A MOST ATTRACTIVE FITTED DINING KITCHEN

A fine traditional semi-detached house located within the well-regarded village of Hibaldstow enjoying open field views to the front. The superbly...

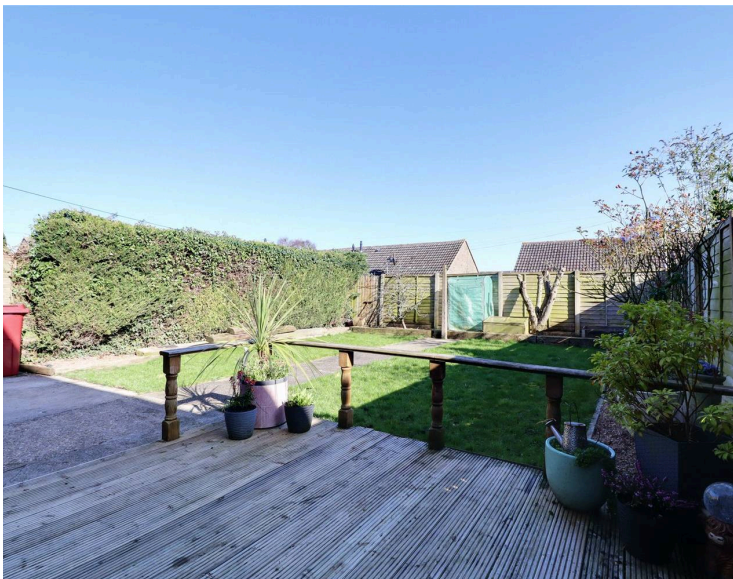
Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

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- A TRADITIONAL SEMI DETACHED HOUSE
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Entrance Hallway

5' 9" x 12' 4" (1.75m x 3.76m)

Front uPVC double glazed entrance door with patterned glazing and adjoining side light, attractive Amtico flooring, straight flight staircase leads to the first floor accommodation with open spell balustrading with under the stairs storage which houses the boiler, wall mounted Honeywell thermostatic control for the central heating and wall to ceiling coving.

Living Room

12' 0" x 12' 4" (3.65m x 3.75m)

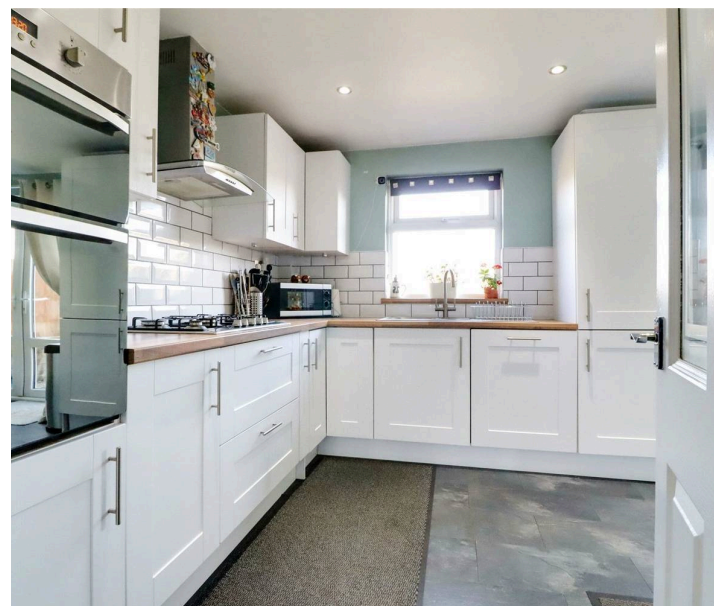
Front uPVC double glazed window, handsome multi fuel cast iron stove on a flagged hearth with floating wooden mantel, wall to ceiling coving and ceiling rose.



Attractive Dining Kitchen

17' 11" x 9' 10" (5.45m x 3.00m)

Having a rear uPVC double glazed window and a rear uPVC double glazed French doors allowing access to the garden. The kitchen enjoys an extensive range of shaker style furniture with brushed aluminium style pull handles enjoying integral fridge, freezer and dishwasher with a complementary butcher block style edge workshop with tiled splash backs incorporating a one and a half bowl stainless steel sink unit with drainer to the side and block mixer tap, built-in five ring gas hob with overhead extractor, eye level double oven, slate style flooring and inset modern ceiling spotlights.





First Floor Landing

5' 11" x 7' 3" (1.80m x 2.21m)

Side uPVC double glazed window, wall to ceiling coving, loft access, continuation of open spell balustrading and doors to;

Master Bedroom 1

10' 5" x 12' 6" (3.17m x 3.80m)

Broad front uPVC double glazed window enjoying excellent open countryside views and TV point.

Rear Double Bedroom 2

10' 2" x 10' 0" (3.09m x 3.05m)

Rear uPVC double glazed window, attractive laminate flooring and built-in airing cupboard with cylinder tank and shelving.

Front Bedroom 3

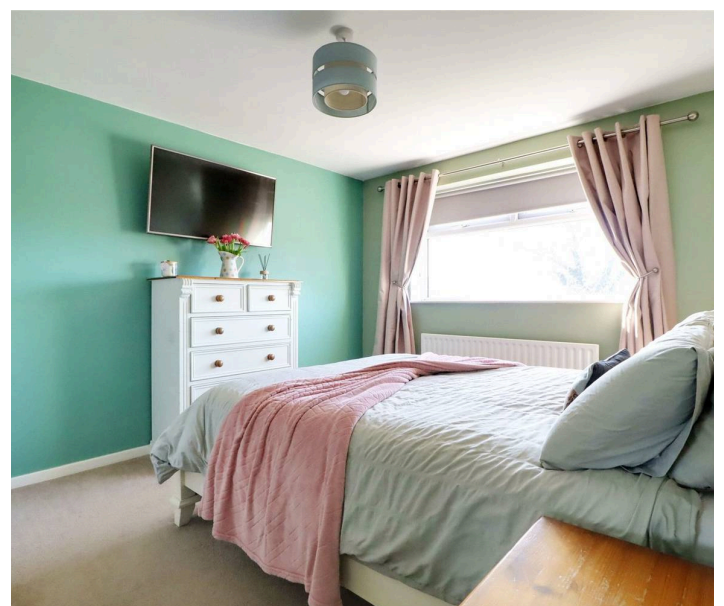
7' 3" x 9' 7" (2.22m x 2.91m)

Front uPVC double glazed window, built-in wardrobe, wall to ceiling and ceiling coving.

Family Bathroom

7' 5" x 5' 7" (2.25m x 1.69m)

Broad uPVC double glazed with patterned glazing, modern suite in white comprising a low flush WC, pedestal wash hand basin, panelled bath with electric shower over and glazed screen, cushioned flooring, fully tiled walls and fitted modern chrome towel rail.





Garage

The property has the benefit of a brick built single garage with up and over front door, internal power and lighting and adjoining rear utility.

Utility Room

9' 3" x 7' 2" (2.82m x 2.18m)

Side uPVC double glazed entrance door with matching rear window, space and plumbing for appliances with inset ceiling spotlights.

Grounds

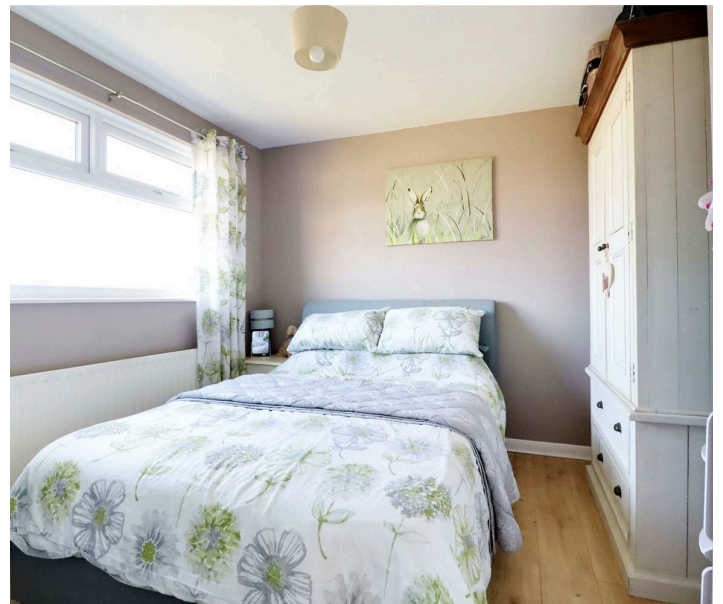
To the front of the property enjoys a manageable shaped lawned garden with hedged boundaries with an adjoining pebble and concrete laid driveway providing sufficient parking for a number of vehicles and allowing direct access to the garage. Between the garage and the house there is a gated pathway leading to a private enclosed rear garden having two shaped lawns with raised manageable borders and a pleasant decked seating area.

Double Glazing

The property benefits from full uPVC double glazed windows and doors.

Central Heating

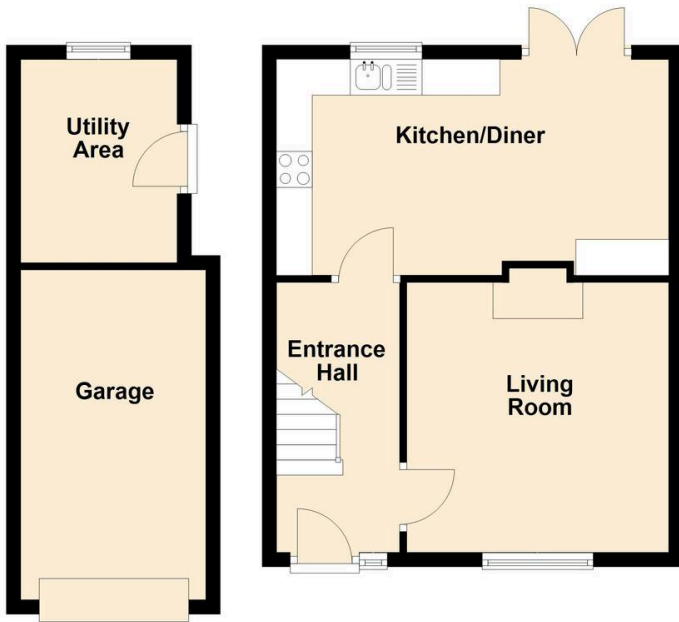
There is a modern gas fired central heating system to radiators.





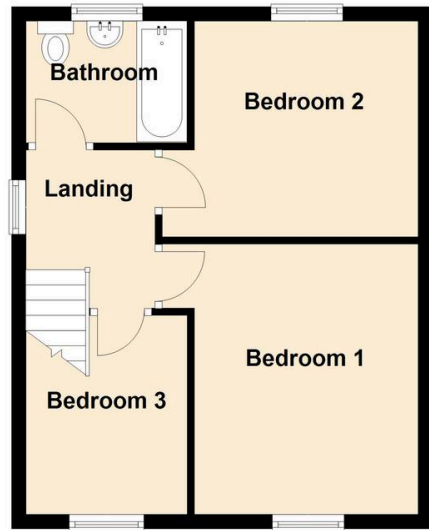
Ground Floor

Approx. 55.6 sq. metres (598.9 sq. feet)



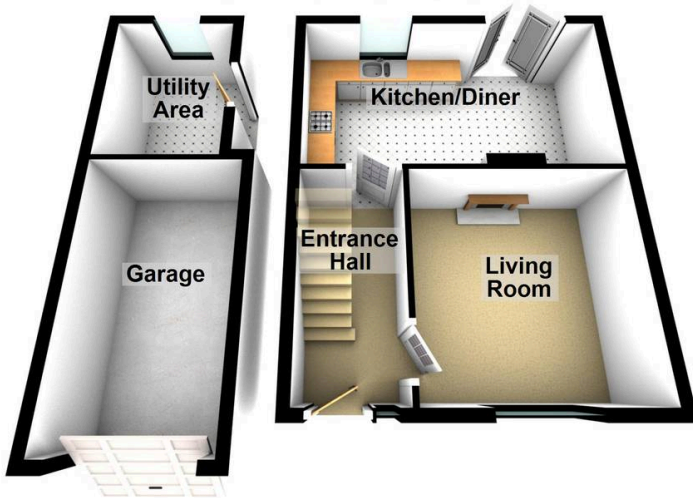
First Floor

Approx. 37.5 sq. metres (403.2 sq. feet)



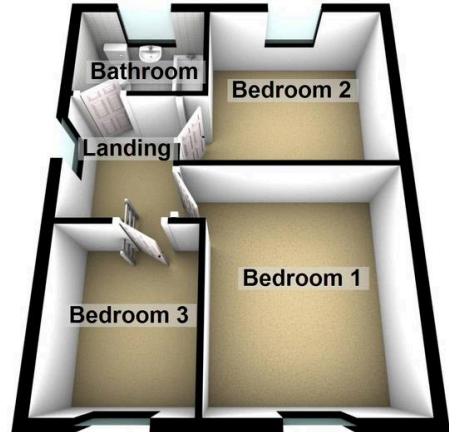
Ground Floor

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First Floor

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Total area: approx. 93.1 sq. metres (1002.1 sq. feet)

You can include any text here. The text can be modified upon generating your brochure