



Wordsworth Avenue, Sutton-In-Ashfield
£289,950

 **NEWTON FALLOWELL**

5 Wordsworth Avenue

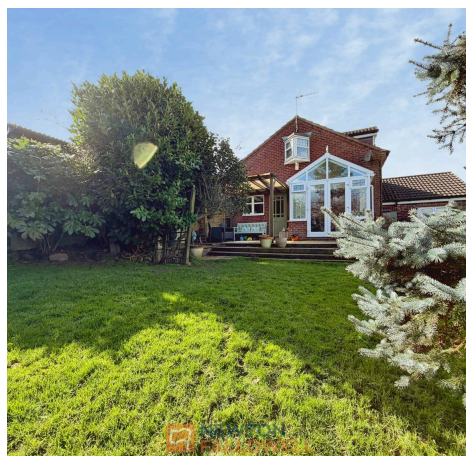
Sutton-In-Ashfield

This beautifully presented and deceptively spacious three-bedroom chalet bungalow is situated in Sutton-in-Ashfield- blending comfort, flexibility, and generous living space throughout, this attractive home is perfect for family or retired life! The ground floor welcomes you with a bright and airy hallway, leading into the extended lounge, a stylish kitchen/dining room ideal for entertaining, and separate utility room. There are two well-proportioned double bedrooms on the ground floor- including a lovely master bedroom with Ensuite- along with a contemporary four-piece family bathroom suite. Upstairs, you'll find a further spacious double bedroom offering fantastic versatility, perfect as a guest room, home office, or hobby space. Outside, the property impresses with a generous rear garden boasting a great view, a neatly maintained front garden, and a driveway providing off-road parking for multiple vehicles, leading to an attached garage for even more parking or storage. Situated on the desirable Wordsworth Avenue, this superb home enjoys easy access to local amenities, excellent schools, and convenient transport links- making it a fantastic choice for families or anyone seeking a spacious, well-located property in a prime area. Early viewing is highly recommended to truly appreciate the wonderful accommodation on offer! Council Tax band: C

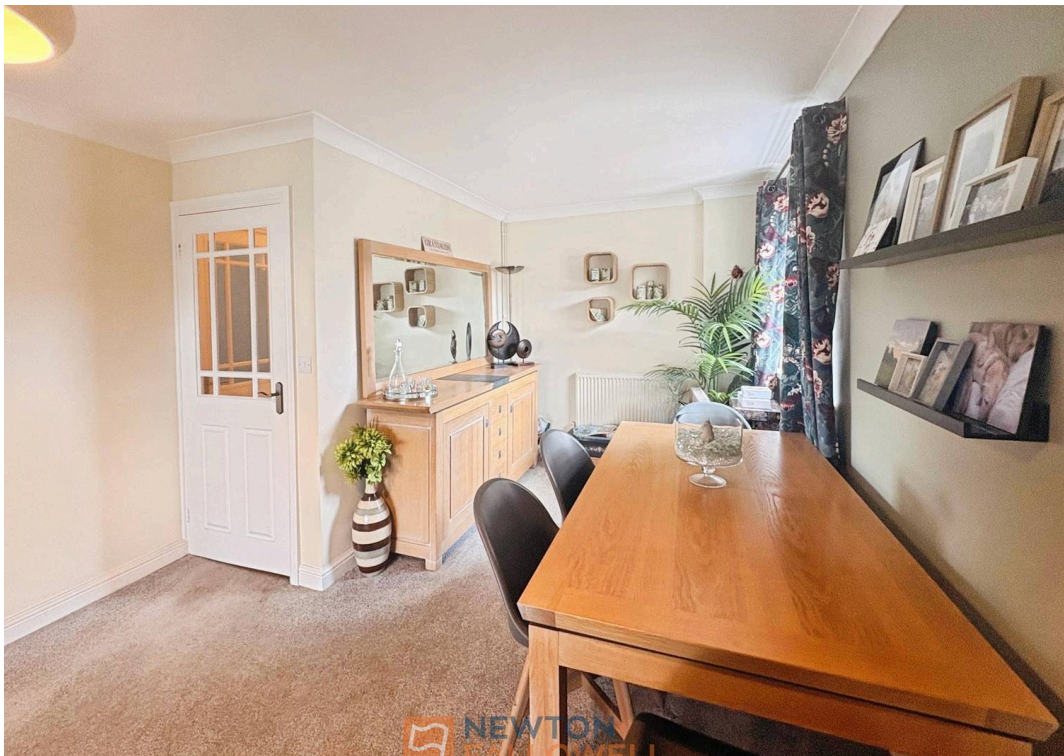
Tenure: Freehold

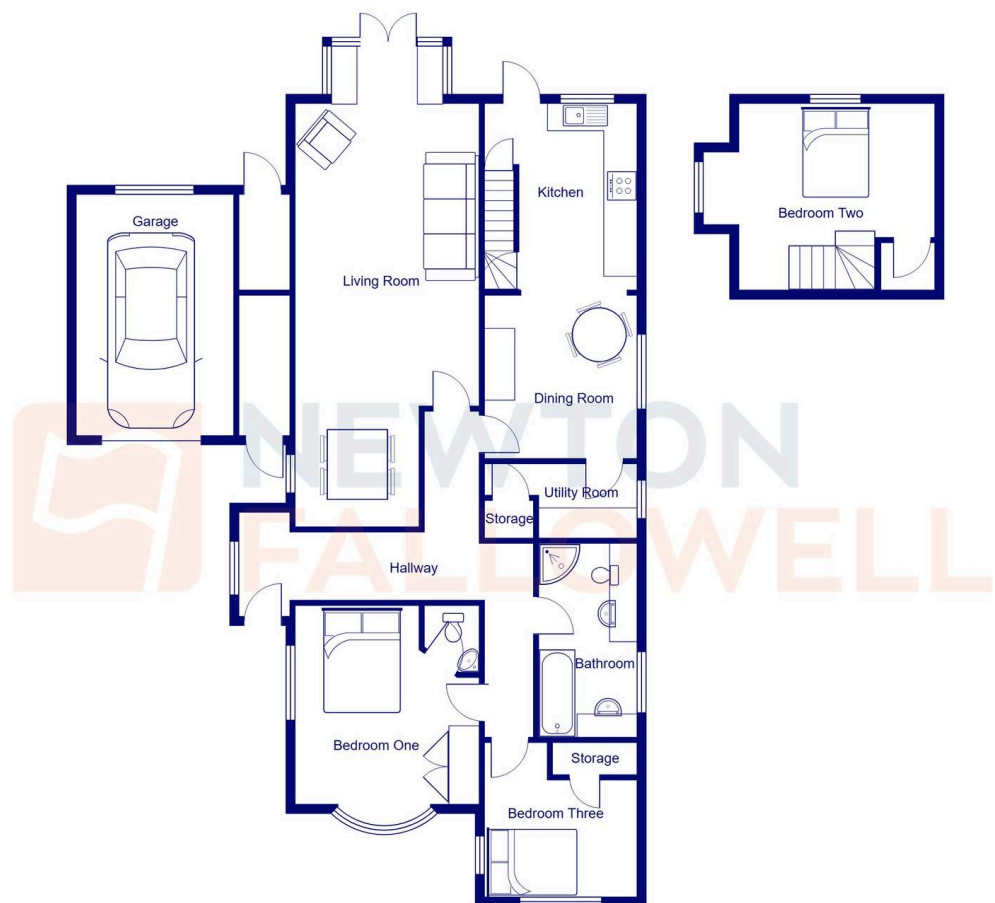
EPC Energy Efficiency Rating: D

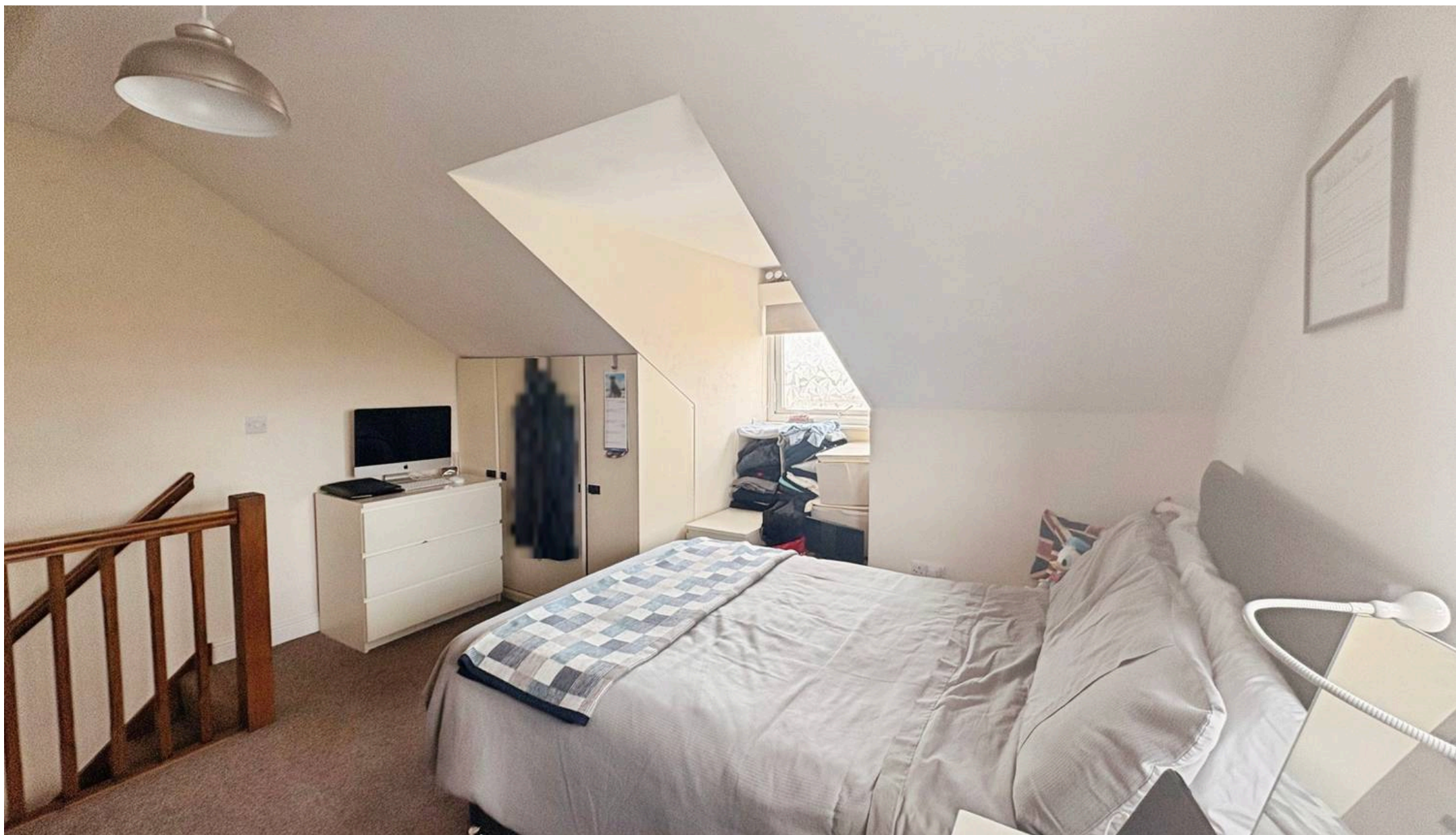
EPC Environmental Impact Rating: D











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