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10 Wilson Avenue

Keyworth | NG12 5SY | Asking Price £390,000

ROYSTON
& LUND

- Asking Price £390,000
- Open Plan Kitchen/Dining Room
- Three Piece Family Bathroom
- Driveway & Integrated Garage
- Council Tax: C // EPC: B
- Two Bedroom Detached Bungalow
- Principle Bedroom with En-Suite
- Private Rear Lawned Garden
- Close to Numerous Amenities
- Freehold





Asking Price: £390,000

Situated in the popular village of Keyworth, this beautifully presented two-bedroom detached bungalow offers bright, modern accommodation, a generous rear garden, an integrated garage and off-road parking. Finished to a high standard throughout, the property is ready to move straight into.

A welcoming entrance hall provides access to both bedrooms, the family bathroom and the impressive open-plan kitchen, dining and living space. Both bedrooms are well-proportioned doubles positioned at the front of the property and benefit from built-in wardrobes. The principal bedroom also enjoys a private en-suite shower room, while the second bedroom is served by a modern three-piece family bathroom with a bath and overhead shower.

The spacious open-plan living area is flooded with natural light from several windows and double patio doors. The contemporary fitted kitchen provides ample cupboard and worktop space, integrated appliances and a useful breakfast bar, creating an ideal setting for dining and entertaining. A side door offers further access to the exterior.

Outside, the enclosed rear garden is predominantly laid to lawn and includes a paved patio area, established planting and a substantial wooden summerhouse. To the front, a private driveway provides off-road parking and access to the integrated single garage.

****Buyers Note:** Property may be subject to Service Charge, please ask your solicitors for further information.

For more information: https://reports.sprift.com/property-report/?access_report_id=5718181

Freehold





Total area: approx. 92.3 sq. metres (993.1 sq. feet)

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



EPC

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		95
(81-91) B	82	
(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



Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

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