



Acacia Road, Balderton Newark NG24 3AE

welcome to

Acacia Road, Balderton Newark

A spacious detached family home ideally located in the sought after village of Balderton, with easy access into the town centre and the A1. The property benefits from close links to schools and amenities as well as offering three reception rooms and three bedrooms.



Entrance Hall

Having a radiator, understairs storage and window.

Lounge

Featuring a multi-fuel log burner, radiator, double glazed bay window and double doors leading to the:

Dining Room

Having a radiator, tiled flooring, French doors to the rear and archway to:

Reception Three

There is a multi-fuel log burner and radiator.

Kitchen

Fitted with a range of wall and base units with work surfacing over, tiled splashbacks, sink, electric oven, hob, extractor, plumbing for washing machine, plumbing for dishwasher, space for fridge freezer, radiator and double glazed window.

First Floor Landing

Having access to the boarded loft.

Bedroom One

There is a radiator and double glazed window.

Bedroom Two

Having a radiator and double glazed window.

Bedroom Three

There is a storage cupboard, radiator and double glazed window.

Bathroom

Fitted with a suite comprising of a bath with shower over, wash hand basin, WC, heated towel rail, tiled walls and double glazed window.

Separate WC

Having a WC, tiled walls and double glazed window.

Outside Front

To the front of the property there is a driveway providing parking for three vehicles, paved area and side access.

Garage

Having up and over door and power.

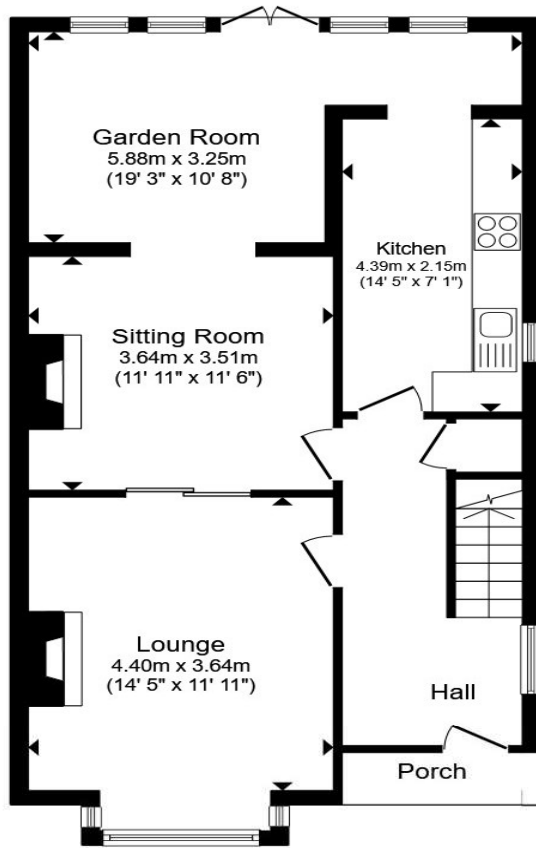
Rear Garden

The fully enclosed rear garden has a lawn, patio and summerhouse.

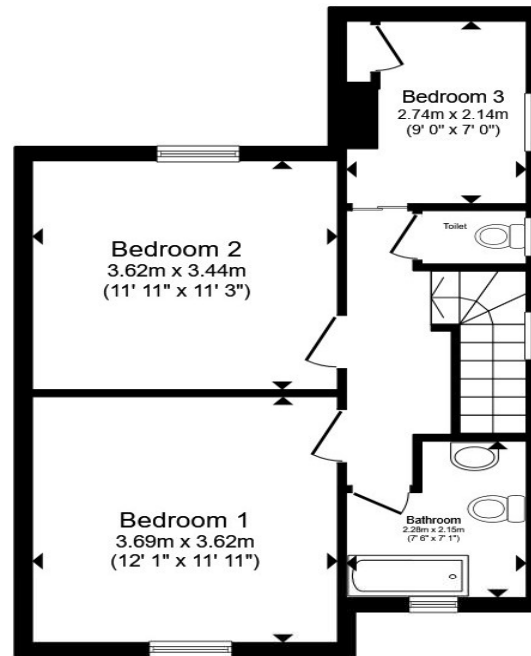


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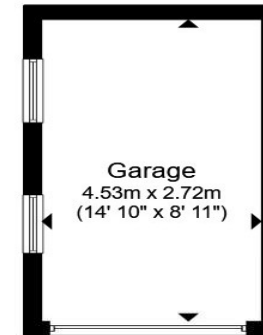




Ground Floor



First Floor



Garage

Total floor area 125.5 m² (1,351 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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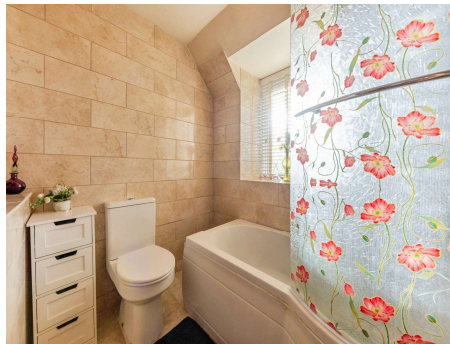
- DETACHED FAMILY HOME
- THREE BEDROOMS
- THREE RECEPTION ROOMS
- GARAGE
- DRIVEWAY

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers over

£350,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NWK106413 - 0006

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