



LESLEY
GREAVES
estate & letting agents

£385,000

BULCOTE DRIVE
BURTON JOYCE

- DETACHED FAMILY HOME
- FOUR BEDROOMS
- TWO RECEPTION ROOMS
- GARAGE
- VILLAGE LOCATION
- EPC TBC



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Spacious Four Bedroom Detached Family Home

OFFERED TO THE MARKET WITH NO UPWARD CHAIN, THIS SPACIOUS FOUR-BEDROOM DETACHED FAMILY HOME PRESENTS AN EXCELLENT OPPORTUNITY FOR BUYERS LOOKING TO PUT THEIR OWN STAMP ON A PROPERTY. IDEALLY SITUATED IN THE HIGHLY SOUGHT-AFTER AREA OF BURTON JOYCE, THE PROPERTY IS CONVENIENTLY LOCATED CLOSE TO A RANGE OF LOCAL AMENITIES, INCLUDING SHOPS, SCHOOLS AND EXCELLENT COMMUTING LINKS.

THE ACCOMMODATION IS ENTERED VIA A SIDE ENTRANCE LEADING INTO THE HALLWAY, WHICH PROVIDES ACCESS TO A CONVENIENT GROUND FLOOR WC. TO THE REAR OF THE PROPERTY, THE KITCHEN OVERLOOKS THE GARDEN AND BENEFITS FROM PATIO DOORS OPENING DIRECTLY ONTO THE OUTSIDE SPACE, CREATING AN IDEAL SETTING FOR EVERYDAY FAMILY LIVING AND ENTERTAINING.

TO THE FRONT, A SPACIOUS DINING ROOM OFFERS AN EXCELLENT RECEPTION SPACE AND FEATURES STAIRS RISING TO THE FIRST FLOOR, WITH DOUBLE DOORS OPENING INTO THE GENEROUS LIVING ROOM, ALLOWING FOR A SUPERB FLOW OF ACCOMMODATION AND FLEXIBLE FAMILY USE.

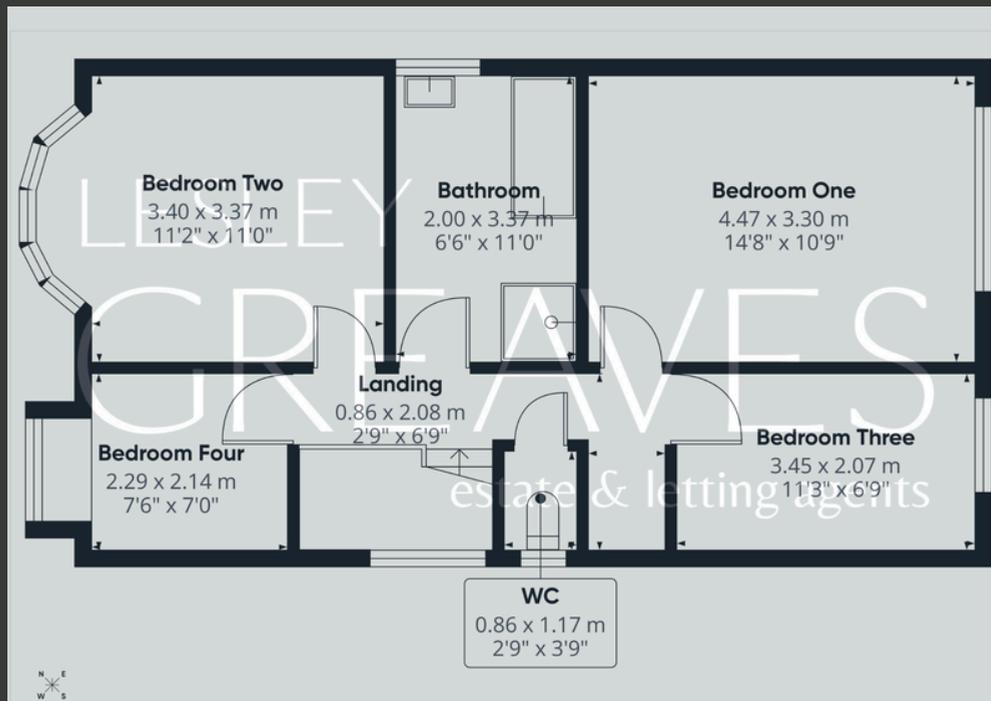
TO THE FIRST FLOOR, THE PROPERTY OFFERS FOUR WELL-PROPORTIONED BEDROOMS, TOGETHER WITH A FAMILY BATHROOM FITTED WITH BOTH A BATH AND SEPARATE SHOWER CUBICLE, ALONGSIDE A SEPARATE WC FOR ADDED PRACTICALITY.

EXTERNALLY, THE PROPERTY ENJOYS A GOOD-SIZED REAR GARDEN, DRIVEWAY PARKING, AND A GARAGE.

OFFERING EXCEPTIONAL SCOPE FOR MODERNISATION AND ENHANCEMENT, THIS PROPERTY PRESENTS A RARE OPPORTUNITY TO CREATE A SUPERB LONG-TERM FAMILY HOME IN ONE OF BURTON JOYCE'S MOST DESIRABLE LOCATIONS.

- FREEHOLD
- COUNCIL TAX; BAND E
- LOCAL AUTHORITY; GEDLING BOROUGH COUNCIL
- MEASUREMENTS; TBC





Agent's Note: These particulars have been prepared in good faith and are provided for guidance purposes only. While every effort has been made to ensure their accuracy, they should not be relied upon as exact. All measurements are approximate, and floor plans are for illustrative purposes only. Prospective buyers or tenants are advised to verify all details independently, conduct their own due diligence, and note that services, systems, and appliances have not been tested.

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