Keenans









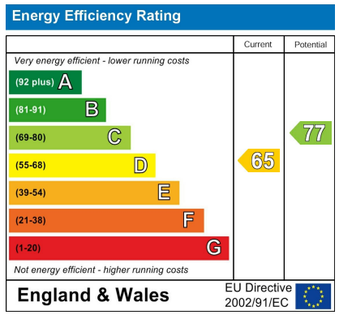


Hazel Avenue, Clayton Le Moors, BB5 5NN

£250,000

THREE BEDROOM SEMI DETACHED BUNGALOW SET ON A FANTASTIC PLOT - NO CHAIN

Nestled at the end of a quiet cul-de-sac on Hazel Avenue in Clayton-le-Moors, this beautifully renovated three-bedroom semi-detached bungalow offers stylish, spacious and versatile accommodation, set within a generous plot with stunning gardens.
Finished to a high standard throughout, this impressive home is ready to move straight into. The property boasts a bright and welcoming lounge, perfect for relaxing or entertaining, alongside a contemporary fitted kitchen complete with integrated appliances and ample storage.
There are three well-proportioned bedrooms, two benefiting from fitted wardrobes, while a versatile dormer loft room provides additional storage and potential for use as a home office, hobby room or occasional guest accommodation, subject to any necessary consents.
Externally, the property truly shines, boasting beautifully maintained gardens with generous lawned areas, ideal for outdoor entertaining, family enjoyment or simply relaxing in peaceful surroundings. Ample off-road parking for multiple vehicles adds further convenience.
Ideally positioned in a sought-after residential location, the property offers a wonderful sense of privacy while remaining within easy reach of local amenities, schools and transport links.
With its stunning gardens, generous plot, modern interiors and desirable cul-de-sac position, this exceptional bungalow is not to be missed. Early viewing is highly recommended!



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

7 Blackburn Road, BB5 1HF
Tel: 01254389384 | Email: info@keenans-estateagents.co.uk
www.keenans-estateagents.co.uk

Hazel Avenue, Clayton Le Moors, BB5 5NN

£250,000

3 | 1 | 1 | D

- Council Tax Band B
- Off Road Parking For Multiple Cars
- Stylish Lounge With Stunning Brick Fireplace
- Fantastic Family Home Ready To Move Into Fully Renovated
- Tenure Leasehold
- Large Corner Plot With Gorgeous Landscaped Gardens
- Breathtaking Views
- EPC Rating D
- Modern Kitchen Diner With All Fitted Appliances
- Close To Schools And Bus Routes, Not Far From M65 Links

Ground Floor

Entrance
UPVC double glazed door to reception room.

Reception Room
16'4 x 12'5 (4.98m x 3.78m)

UPVC double glazed windows, central heating radiator, up right central heating radiator, coving, picture rail, exposed brick fireplace, wall lights, wood effect laminate flooring, door to hallway.

Hall
11'8 x 11 (3.56m x 3.35m)

Central heating radiator, coving, smoke alarm, dado rail, doors to three bedrooms, bathroom, kitchen, stairs to second floor leading to loft room.

Bedroom One
12'4 x 9'6 (3.76m x 2.90m)

UPVC double glazed window, central heating radiator, spotlights, coving, fitted wardrobes.

Bedroom Two
12'2 x 9'9 (3.71m x 2.97m)

UPVC double glazed window, central heating radiator, coving, spotlights, fitted wardrobes.

Bedroom Three
10'11 x 6'11 (3.33m x 2.11m)

UPVC double glazed windows, central heating radiator

Bathroom
7'3 x 6'7 (2.21m x 2.01m)

UPVC double glazed frosted part leaded window, central heating radiator, low basin WC, two pedestal wash basin with traditional taps, panel bath with traditional taps and electric over head shower, coving, spotlights, picture rail, part tiled elevations, tiled flooring.

Kitchen
16'10 x 10'7 (5.13m x 3.23m)

UPVC double glazed part leaded windows, central heating radiator, a range of high gloss wall and base units with a wood effect surface, tiled splashback, composite sink and drainer with high spout mixer tap, four ring induction hob, electric oven, extractor hood, boiler cupboard, integrated separate fridge and freezer, dishwasher, washing machine, coving, spotlights, tiled flooring, UPVC part double glazed door to patio, UPVC double glazed French doors to rear.

Second Floor

Loft Room
17 x 12'4 (5.18m x 3.76m)

UPVC double glazed part leaded window, Velux window, central heating radiator, wall lights, fitted storage and eaves.

External

Rear
Enclosed laid to lawn garden with stone flagged patio, porcelain tiles, composite decking, pergola, slate chippings,

Front
Stone flagged steps, stone flagged patio, stone chippings, shrubs, stone chipping driveway for multiple cars.

















Tel: 01254389384

www.keenans-estateagents.co.uk