

# JOHNSONS & PARTNERS

Estate and Letting Agency



**5 HILLCREST GARDENS**

NOTTINGHAM, NG14 5DE

**ASKING PRICE £465,000**





## 5 HILLCREST GARDENS

Nottingham, NG14 5DE

Nestled in the charming Hillcrest Gardens of Burton Joyce, Nottingham, this four-bedroom detached house is a hidden gem waiting to be polished to perfection. With three reception rooms, there's ample space to create your dream home.

This property boasts a generous plot size, providing endless opportunities for modernisation and personalisation. Imagine the possibilities with the integral double garage, multiple off-road parking spaces, and a delightful private rear garden - perfect for relaxing or entertaining.

Located in a peaceful cul-de-sac, this residence offers a tranquil escape while being conveniently close to excellent amenities, public transport links, and the nearby countryside. Enjoy the best of village life with quaint pubs and dining spots just a stone's throw away.

With no upward chain, the path to making this house your home is clear. Don't miss the chance to explore the potential of this property - schedule an internal viewing today. Contact us now to embark on your journey towards owning a piece of this sought-after village lifestyle.

### Reception Hallway

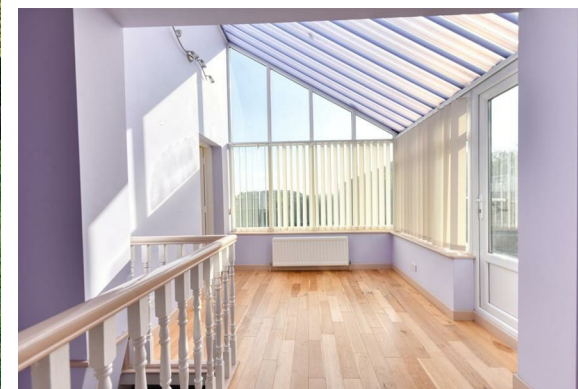
### WC

### Lounge Dining Room

30'10" x 12'5" (9.40 x 3.80)

### Breakfast Room

26'2" x 9'8" (max) (8 x 2.95 (max))







## Lower Ground Floor Room

### Kitchen

13'6" x 11'11" (4.12 x 3.65)

### Rear Lobby

8'11" x 5'2" (2.72 x 1.59)

### Bedroom One

13'4" x 8'7" (4.07 x 2.64)

### Bedroom Two

9'8" x 12'4" (2.97 x 3.78)

### Bedroom Three

11'5" x 8'3" (3.48 x 2.52)

### Bedroom Four

10'2" x 8'11" (3.12 x 2.74)

### Bathroom

10'8" x 8'9" (max) (3.27 x 2.67 (max))

### Outside

### Driveway

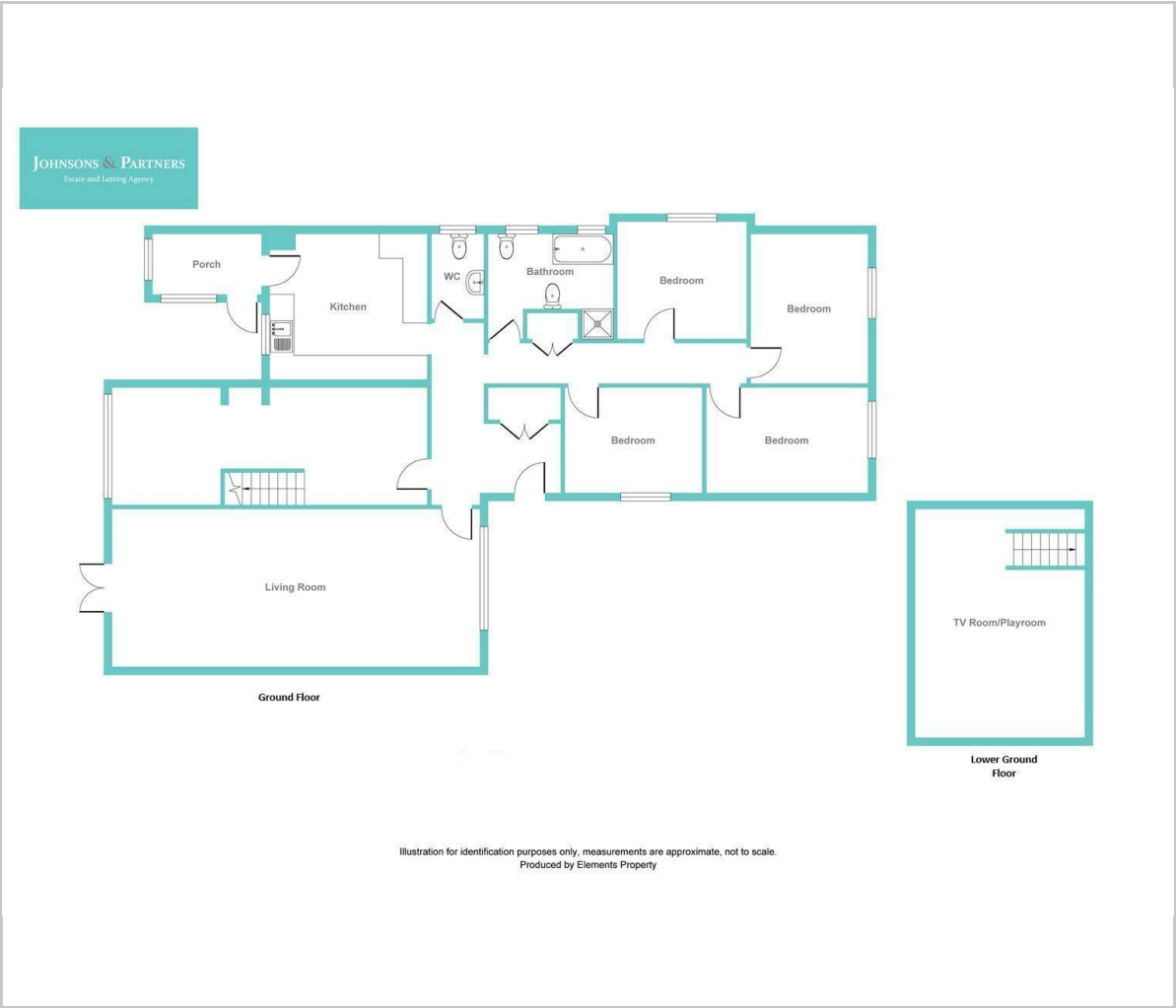
### Integral Garage

### Private Rear Garden

### Agents Disclaimer



Floor Plan

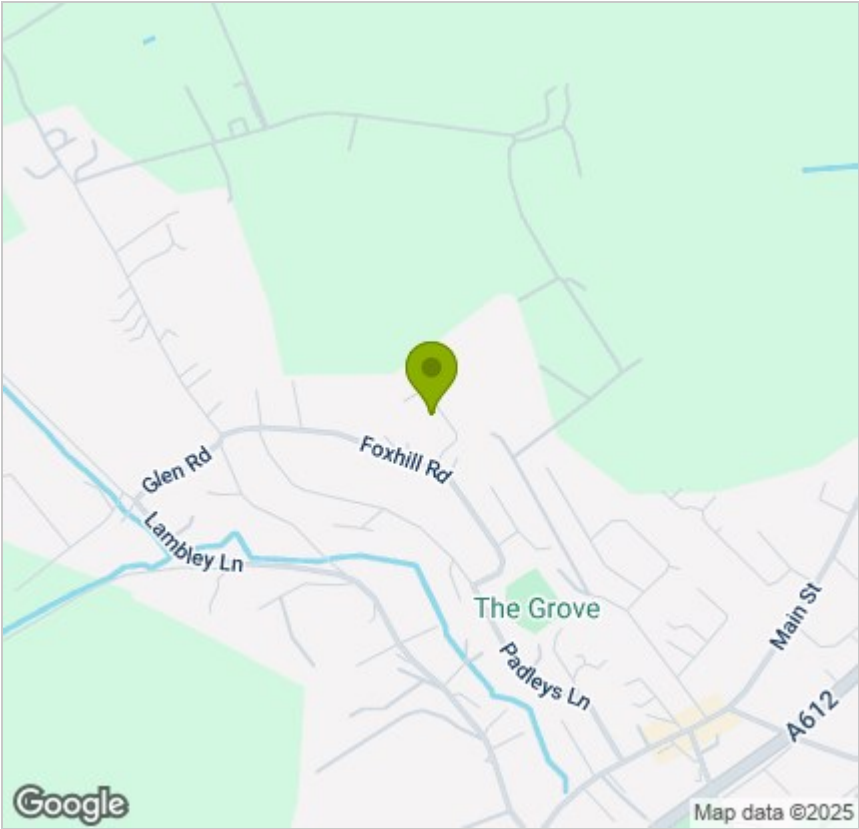


Viewing

Please contact our Burton Joyce Office on 0115 931 2020 if you wish to arrange a viewing appointment for this property or require further information.

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.

Area Map



Energy Efficiency Graph

