

# HoldenCopley

PREPARE TO BE MOVED

Third Avenue, Carlton, Nottinghamshire NG4 IPS

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Guide Price £210,000 - £220,000



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## SOUGHT AFTER LOCATION

This three bedroom detached bungalow would make the perfect purchase for a range of buyers as it offers plenty of space and potential which benefits from a large loft space with the potential to be extended subject to planning permission. The property is situated in a sought after location with easy access to local amenities, various schools and excellent transport links.

The accommodation comprises of an entrance porch, a lounge, a kitchen, a sitting room and a back porch along with three bedrooms serviced by the three piece bathroom suite.

Outside to the front of the accommodation is a driveway providing ample off road parking and to the rear is a private tiered garden, which can be accessed from the side of the property.

## MUST BE VIEWED

\*360° VIRTUAL TOUR AVAILABLE\*







- Detached Bungalow
- Three Bedrooms
- Two Reception Rooms
- Kitchen
- Three Piece Bathroom Suite
- Private Tiered Garden
- Generous Sized Driveway
- Large Loft Space
- Cavity Wall Insulation
- Popular Location











## ACCOMMODATION

### Porch

The porch provides access into the accommodation

### Lounge

18'0" × 11'10" (5.49 × 3.61)

The lounge has a feature fireplace, a TV point, two radiators and a double glazed bow window

### Kitchen

15'10" × 9'3" (4.85 × 2.82)

The kitchen has a range of base and wall units, a stainless steel double sink with mixer taps, an integrated oven, a hob with an extractor fan, an integrated fridge freezer, space and plumbing for a dishwasher, space and plumbing for a washing machine, space for a tumble dryer, part tiled walls, a chrome radiator and a door leading to the front garden

### Hallway

The hallway has a loft hatch with a fitted loft ladder

### Sitting Room

18'4" × 13'8" (5.59 × 4.17)

The sitting room has a ceiling fan, two radiators, a double glazed window and patio doors leading to the back porch

### Back Porch

The back porch provides access to the rear garden

### Master Bedroom

16'4" × 12'5" (4.98 × 3.81)

The main bedroom has built in storage, a radiator and two double glazed windows

### Bedroom Two

11'3" × 9'6" (3.43 × 2.92)

The second bedroom has built in storage, a radiator and a double glazed window

### Bedroom Three

14'2" × 8'9" (4.32 × 2.69)

The third bedroom has part wooden panelled walls, spotlights on the ceiling, a radiator and a double glazed window

### Bathroom

9'2" × 5'9" (2.81 × 1.76)

The bathroom has a low level flush WC, a hand wash basin, a P shaped bath with an electric overhead shower, a folding shower screen, built in storage cupboards, a chrome radiator and two double glazed windows

## OUTSIDE

## Front

To the front of the property is a range of plants and shrubs and a driveway providing ample off road parking

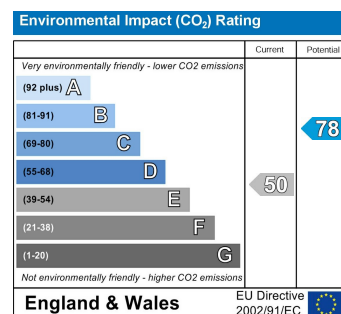
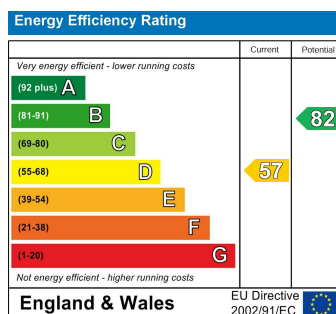
## Rear

To the rear of the property is a private enclosed tiered garden with a patio and a range of plants and shrubs

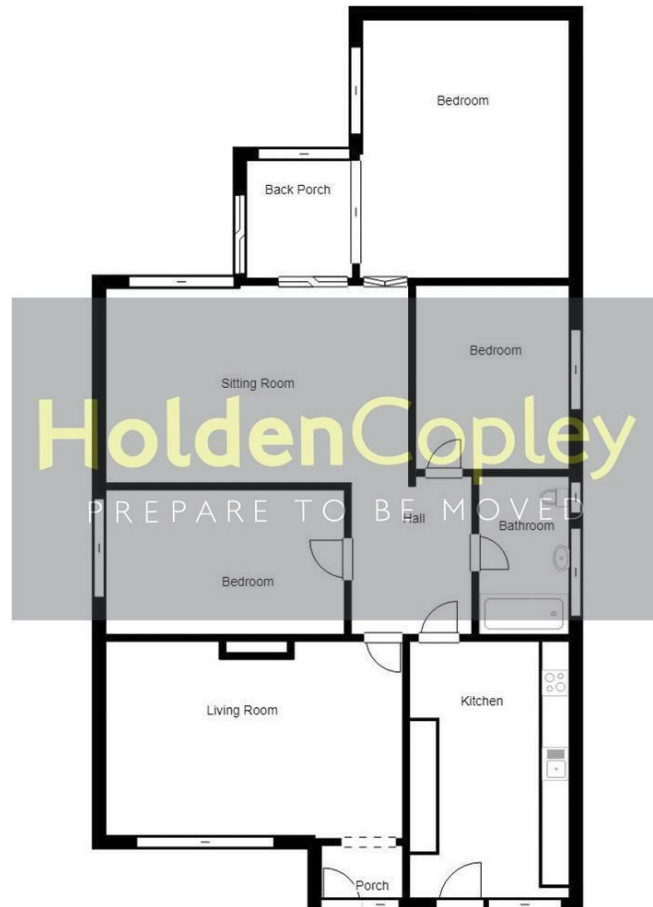
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