

# HoldenCopley

PREPARE TO BE MOVED

Valmont Road, Sherwood, Nottinghamshire NG5 1GA

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Guide Price £250,000



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GUIDE PRICE: £250,000 - £260,000

## BURSTING WITH CHARACTER

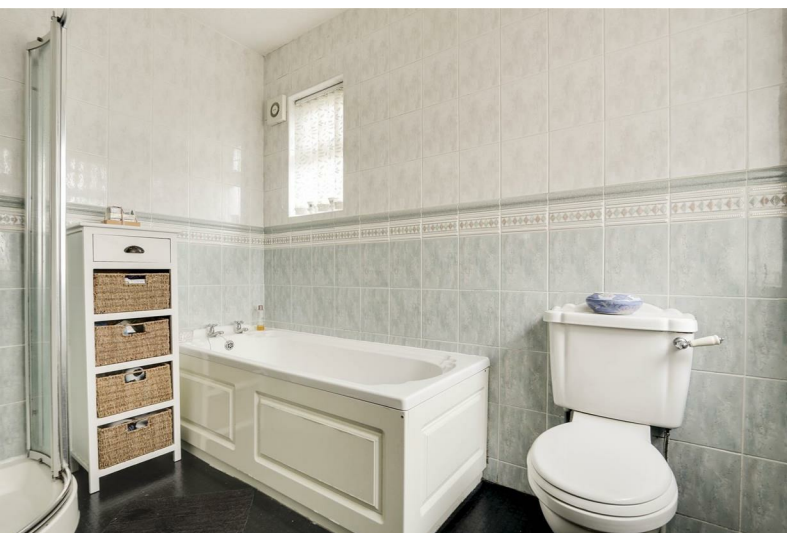
This traditionally built bay fronted detached house occupying a corner plot with wrap round gardens would make a fantastic family home. The property offers an abundance of space and boasts a wealth of new and original features running throughout whilst retaining character. Situated just a stones throw away from the city hospital and vibrant Sherwood, hosting a range of local shops, eateries and excellent transport links.

To the ground floor is an entrance hall, two reception rooms, a kitchen, conservatory and a W/C.

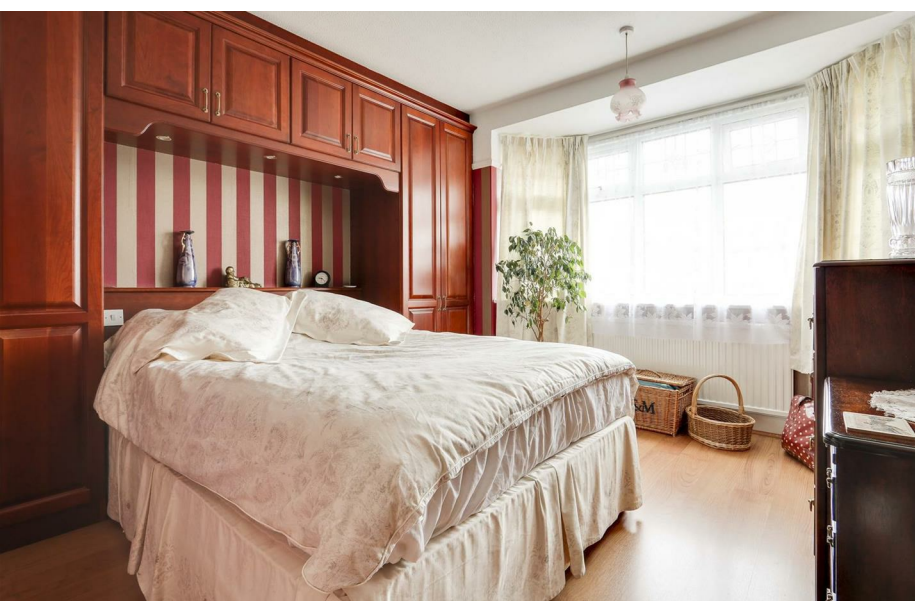
To the first floor is a bathroom and three bedrooms, all benefiting from built in storage space.

Outside to the front is a driveway and a garage, providing ample off road parking.

MUST BE VIEWED







- Detached House
- Three Bedrooms
- Kitchen
- Two Reception Rooms
- Conservatory
- Plenty Of Storage Space
- Corner Plot
- Driveway & Garage
- Sought After Location
- Security Alarm System Fitted











GROUND FLOOR

Porch

Hallway

The hallway has wood effect flooring, a UPVC double glazed stained glass window, a storage cupboard, a radiator and provides access to the first floor accommodation

Living Room

13'6" x 12'9" (4.12 x 3.89)

The living room has a UPVC double glazed stained glass window, carpeted flooring, a feature fireplace with a decorative surround, an aerial point and wall light points

Dining Room

13'3" x 18'3" (4.06 x 5.58)

The dining room has UPVC double glazed stained glass windows, a feature fireplace with a decorative surround, carpeted flooring and a radiator

Kitchen

13'1" x 8'7" (3.99 x 2.64)

The kitchen has a range of wood effect base and wall units, stainless steel sink and a half with mixer taps and drainer, an integrated oven with gas hob and extractor fan, space and plumbing for a washing machine, a storage cupboard, a radiator, part tiled walls, spotlights on the ceiling and UPVC double glazed windows

Conservatory

14'6" x 8'2" (4.42 x 2.51)

The conservatory has a radiator, tiled flooring, UPVC double glazed windows and double french doors leading out to the rear

W/C

This space has a low level flush WC, a hand wash basin, part tiled walls, tiled flooring and UPVC double glazed windows

FIRST FLOOR

Landing

The landing has stained glass windows, a loft hatch and provides access to the first floor accommodation

Master Bedroom

13'3" x 11'8" (4.06 x 3.58)

The main bedroom has UPVC double glazed stained glass windows, a radiator, wood effect flooring, a fitted dressing table with overhead spotlights and fitted wardrobes

Bedroom Two

12'8" x 10'8" (3.88 x 3.27)

The second bedroom has UPVC double glazed stained glass windows, wood effect flooring, a radiator and fitted wardrobes with over the bed storage cupboards

Bathroom

8'11" x 7'0" (2.73 x 2.14)

The bathroom has a low level flush WC, a hand wash basin, a panelled bath, a shower enclosure, tiled walls, tiled flooring, a radiator, an extractor fan, a UPVC double glazed window and a UPVC double glazed stained glass window

Bedroom Three

14'4" x 7'1" (4.39 x 2.16)

The third bedroom has a UPVC double glazed window, a radiator, wood effect flooring, fitted wardrobes, overhead storage and a built-in pull down double bed

OUTSIDE

Front

To the front of the property is a lawned area and to the side is a driveway with a garage

Garage

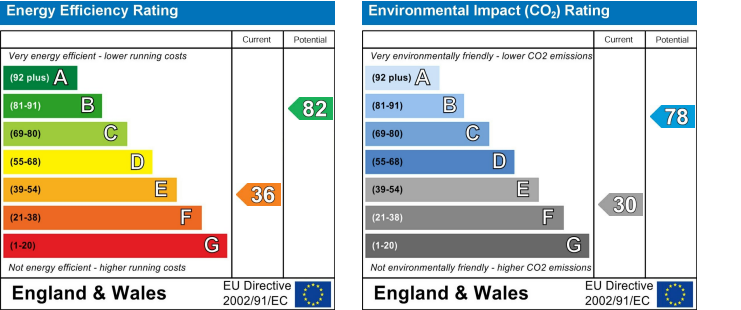
Rear

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

DISCLAIMER

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