

HoldenCopley

PREPARE TO BE MOVED

Westcliffe Avenue, Gedling, Nottinghamshire NG4 4HQ

Asking Price £180,000

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NO UPWARD CHAIN...

This three bedroom semi-detached home is coming to the market with no upward chain and benefits from offering spacious accommodation throughout, making it ideal for a range of buyers. Situated in the popular location of Gedling, just a short distance away from local amenities such as shops, eateries and excellent transport links as well as being a short walk from Digby Park. To the ground floor of the property is an entrance hall, a spacious living room and a kitchen with an under stairs pantry cupboard. To the first floor of the property are three bedrooms serviced by a modern shower room suite. Outside to the front of the property is a mature garden and the availability for on street parking, to the rear is a private enclosed garden.

MUST BE VIEWED





- Semi-Detached Home
- Three Bedrooms
- Spacious Living Room
- Modern Bathroom
- Kitchen & Pantry
- On Street Parking
- No Upward Chain
- Popular Location
- Private Rear Garden
- Must Be Viewed





GROUND FLOOR

Hallway

The entrance hallway has carpeted flooring, a radiator, a UPVC double glazed window to the side elevation and a UPVC door to provide access into the property

Living Room

16'6" x 13'1" (5.05 x 3.99)

The living room has carpeted flooring, a feature fireplace with a tiled hearth and surround, coving to the ceiling, a radiator and a UPVC double glazed window to the front elevation

Kitchen

12'5" x 7'6" (3.81 x 2.29)

The kitchen has tiled effect flooring, a range of fitted base and wall units with fitted countertops, a sink with a drainer and stainless steel mixer taps, an integrated oven with a gas hob and extractor hood, partially tiled walls, an in-built under stairs pantry cupboard, a UPVC double glazed window to the rear elevation and a wood framed door to access the rear garden

FIRST FLOOR

Landing

The landing has carpeted flooring, an in-built cupboard, loft access, a UPVC double glazed window to the side elevation and provides access to the first floor accommodation

Bedroom One

13'8" x 10'2" (4.17 x 3.12)

The main bedroom has carpeted flooring, coving to the ceiling, a radiator and a UPVC double glazed window to the front elevation

Bedroom Two

12'5" x 10'0" (3.81 x 3.05)

The second bedroom has carpeted flooring, coving to the ceiling, a radiator and a UPVC double glazed window to the front elevation

Bedroom Three

13'8" x 7'6" (4.17 x 2.29)

The third bedroom has carpeted flooring, a range o fitted wardrobes, a radiator and a UPVC double glazed window to the rear elevation

Bathroom

8'9" x 7'6" (2.67 x 2.29)

The bathroom has tiled flooring, a low level flush WC, a pedestal wash basin with stainless steel mixer taps, a walk in shower enclosure with a wall mounted shower fixture, partially tiled walls, a radiator and two UPVC double glazed obscure windows to the rear elevation

OUTSIDE

Front

To the front of the property is a garden with a range of mature plants and shrubs, the availability for on street parking and courtesy lighting

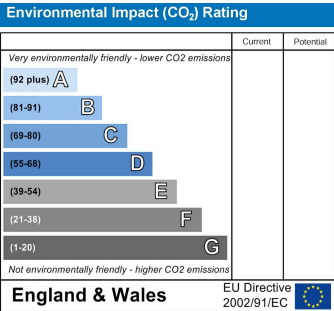
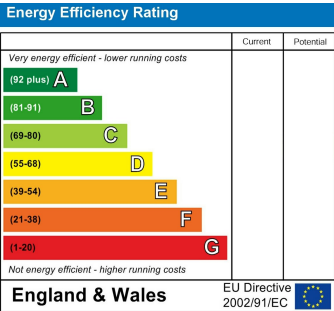
Rear

To the rear of the property is a private enclosed garden with paved patio areas, a mature hedged boarder, panelled fencing, courtesy lighting and access into two brick built ouhouses

DISCLAIMER

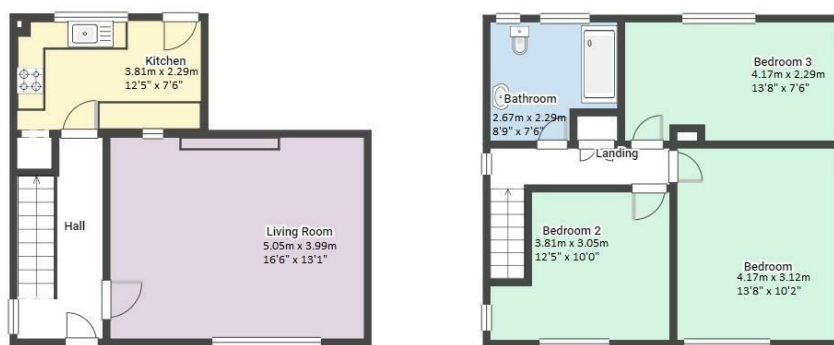
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FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations are an approximate only.
They cannot be regarded as being a representation by the seller nor their agent and is for identification only. Not to scale.
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0115 8969 800

26 High Street, Arnold, Nottinghamshire, NG5 7DZ

info@holdencopley.co.uk

www.holdencopley.co.uk

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