

HoldenCopley

PREPARE TO BE MOVED

Hillside Avenue, Mapperley, Nottinghamshire NG3 6DP

Asking Price £360,000

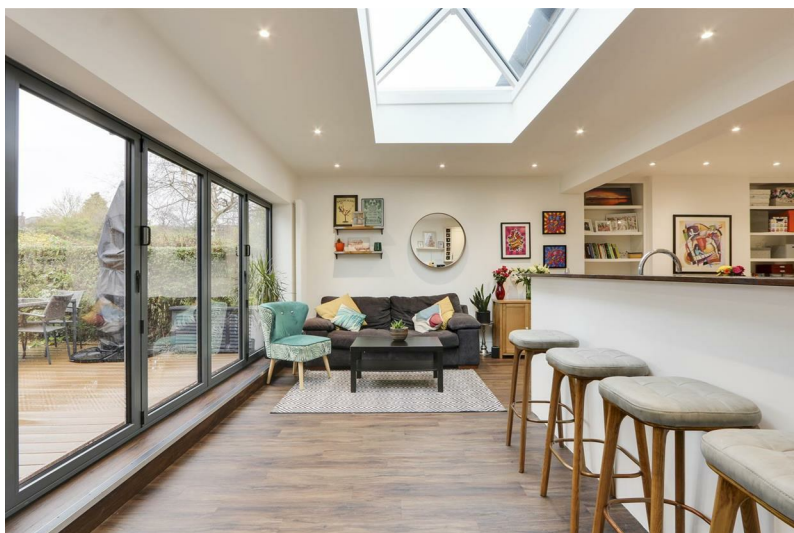
Hillside Avenue, Mapperley, Nottinghamshire NG3 6DP



STUNNING FAMILY HOME...

This semi detached four bedroom property is excellently presented throughout boasting many desirable features such as a fully integrated kitchen and a four piece bathroom suite just to name a few, making it ready to move straight into, perfect for any growing families. Situated in a sought after location, just a stones's throw away from the vibrant Mapperley Top, hosting a range of local amenities, bars, shops and eateries as well as being within catchment to great schools and transport links to the City Centre. To the ground floor of the property is a modern kitchen diner with a separate utility room, a spacious lounge, the fourth bedroom which is currently being used as a play room and a ground floor shower room. To the first floor of the property are the remaining three bedrooms serviced by a four piece bathroom suite. Outside to the front of the property is a driveway to provide off road parking and to the rear of the property is a private enclosed garden with a lawn and decked patio areas as well as a brick built summerhouse.

MUST BE VIEWED





- Semi Detached
- Four Bedrooms
- Two Bathrooms
- Modern Kitchen Diner
- Lounge
- No Upward Chain
- Off Road Parking
- Private Rear Garden
- Sought After Location
- Must Be Viewed





GROUND FLOOR

Entrance Hall

7'6" x 13'9" (2.3 x 4.2)

The entrance hall has tiled flooring, in-built under stairs storage, a radiator, original stain glass windows to the front elevation, carpeted stairs and provides access into the accommodation

Living Room

13'9" x 12'1" (4.2 x 3.7)

The living room has wooden flooring, a fireplace alcove with space for a log burner, coving to the ceiling, a TV point, a radiator and a UPVC double glazed bay window to the front elevation

Kitchen Diner

26'6" x 18'8" (8.1 x 5.7)

The kitchen diner has luxury vinyl tiled flooring, a range of fitted base and wall units with fitted wooden countertops, a kitchen island with a fitted wooden countertop and power points a sink and a half with a drainer and stainless steel mixer taps, an integrated double oven, an integrated ceramic hob, an integrated fridge freezer, in-built storage alcoves, space for a dining table, a seating area with a tv point, recessed spotlights, two radiators, a sky lantern window and a full wall of UPVC double glazed bi folding doors to the rear elevation

Utility Room

14'5" x 8'2" (4.4 x 2.5)

The utility room has luxury vinyl tiled flooring, a range of fitted base and wall units with a fitted wooden countertop, space and plumbing for a washing machine and a tumble dryer, a column radiator, a UPVC double glazed window to the front elevation and a UPVC door to access the front of the property

Shower Room

6'2" x 4'7" (1.9 x 1.4)

The shower room has tiled flooring, a low level flush WC, a pedestal wash basin with stainless steel mixer taps, a shower enclosure with a wall mounted shower fixture and glass shower screens, a chrome heated towel rail, recessed spotlights and an extractor fan

Bedroom Four

12'5" x 8'2" (3.8 x 2.5)

The fourth bedroom has luxury vinyl tiled flooring, a radiator, recessed spotlights, direct access into the kitchen diner and UPVC double glazed French doors to access the rear of the property

FIRST FLOOR

Landing

The landing has carpeted flooring, a hatch to access a boarded loft via a drop down ladder, a UPVC double glazed stain glass window to the side elevation and provides access to the first floor accommodation

Bedroom One

12'9" x 11'1" (3.9 x 3.4)

The main bedroom has carpeted flooring, a range of fitted wardrobes, a radiator and a UPVC double glazed bay window to the front elevation

Bedroom Two

12'1" x 9'6" (3.7 x 2.9)

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

Bedroom Three

8'10" x 6'6" (2.7 x 2.0)

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

Bathroom

8'2" x 6'2" (2.5 x 1.9)

The bathroom has wooden flooring, a low level flush WC, a pedestal wash basin with stainless steel mixer taps, a panelled bath with a wall mounted shower fixture, a shower enclosure with a wall mounted shower fixture and glass shower screens, partially tiled walls, a chrome heated towel rail, an in-built cupboard, an extractor fan and a UPVC double glazed obscure window to the rear elevation

OUTSIDE

Front

To the front of the property is a paved driveway to provide off road parking for up to two vehicles, various plants and shrubs and courtesy lighting

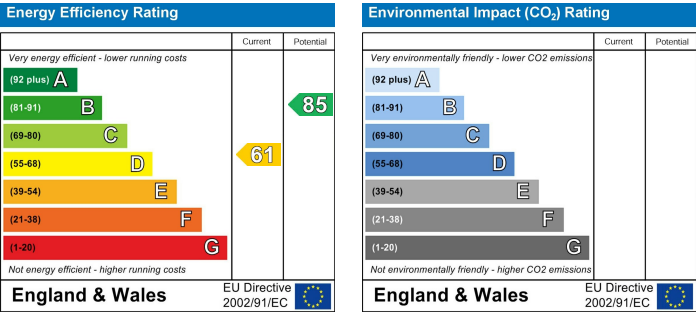
Rear

To the rear of the property is a private enclosed garden with a lawn, a decked patio area leading out from the kitchen, a wooden pergola with a decked seating area, a brick built summerhouse, a garden shed, a hedged boarder, various plants and shrubs, panelled fencing and courtesy lighting

DISCLAIMER

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Approx. Gross Internal Area of the Ground floor:
945.29 Sq Ft - 87.82 Sq M
Approx. Gross Internal Area of the Entire Property:
1378.43 Sq Ft - 128.06 Sq M

All sizes and areas are approximate and for identification only. Not to scale.
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Approx. Gross Internal Area of the 1st floor:
433.14 Sq Ft - 40.24 Sq M
Approx. Gross Internal Area of the Entire Property:
1378.43 Sq Ft - 128.06 Sq M

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