

HoldenCopley

PREPARE TO BE MOVED

Aylesham Avenue, Arnold, Nottinghamshire NG5 6PP

Guide Price £275,000

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GUIDE PRICE: £275,000 - £300,000

PLENTY OF POTENTIAL

This four bedroom detached house is situated on a popular road just a stones throw away from Arnot Hill Park, various schools, Daybrook Square and other local amenities. The property offers an abundance of space for any growing family and is bursting with character throughout. This house needs to be viewed to appreciate what is on offer!

The ground floor has an entrance hall, W/C, a very spacious lounge, a dining room that follows into a bar, kitchen with a separate utility room, family room and a shower room.

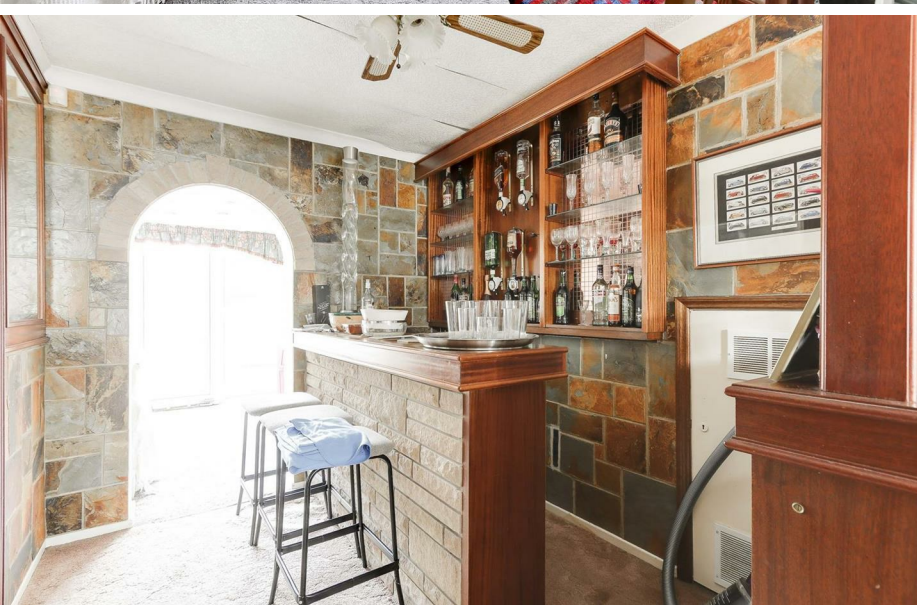
The first floor holds three double bedrooms and one single bedroom serviced by a family bathroom suite.

Outside to the front is a driveway and a garage whereas to the rear, there is a beautiful enclosed garden - perfect for entertaining in the summer.

360° VIRTUAL TOUR AVAILABLE

MUST BE VIEWED





- Detached House
- Four Bedrooms
- Spacious Kitchen
- Three Reception Rooms And A Bar
- Utility Room & W/C
- Shower Room & Bathroom
- Beautiful Garden
- Driveway & Garage
- Sought After Location
- Must Be Viewed





GROUND FLOOR

Porch

The porch provides access into the accommodation

Entrance Hall

The entrance hall has a radiator

WC

This space has a low level flush WC, a hand wash basin, a radiator, part tiled walls, a double glazed window and wood panelled ceiling

Dining Room

12'3" x 7'9" (3.75 x 2.37)

The dining room has a double glazed window and a radiator

Bar

8'6" x 7'9" (2.60 x 2.37)

This space has tiled walls, a built in bar and shelves

Utility Room

7'8" x 5'11" (2.34 x 1.81)

The utility room has a radiator, space for a washing machine, space for a dryer and a double glazed window

Family Room

10'10" x 8'11" (3.32 x 2.73)

The family room has a radiator, double glazed windows and a french door that leads out to the rear

Shower Room

8'10" x 3'6" (2.71 x 1.09)

This room has a hand wash basin, a shower cubicle, tiled walls and a double glazed window

Living Room

26'6" x 11'11" (8.09 x 3.64)

The living room has two radiators, a feature fireplace, a TV point, a double glazed window and sliding doors that lead out to the rear

Kitchen

17'5" x 8'9" (5.32 x 2.67)

The kitchen has a range of base and wall units, a stainless steel sink and a half with mixer taps, an integrated oven, an electric hob with extractor fan, space for a fridge freezer, space and plumbing for a washing machine, part tiled walls and a double glazed window

FIRST FLOOR

Landing

The landing has a storage cupboard, a loft hatch and provides access to the first floor accommodation

Master Bedroom

12'0" x 10'7" (3.67 x 3.25)

The main bedroom has a double glazed window, a radiator and built in wardrobes

Bedroom Two

12'1" x 10'1" (3.69 x 3.08)

The second bedroom has a double glazed window and a radiator

Bedroom Three

14'9" x 7'9" (4.51 x 2.37)

The third bedroom has a double glazed window and a radiator

Bedroom Four

9'1" x 7'5" (2.77 x 2.28)

The fourth bedroom has a double glazed window and a radiator

Bathroom

7'0" x 5'5" (2.14 x 1.67)

The bathroom has a low level flush WC, a hand wash basin, a bath with an overhead shower, a radiator, tiled walls and a double glazed window

OUTSIDE

Front

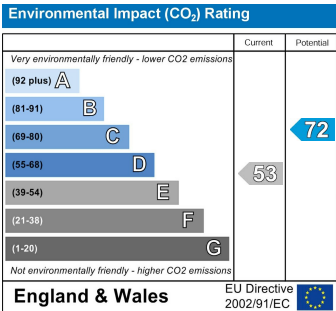
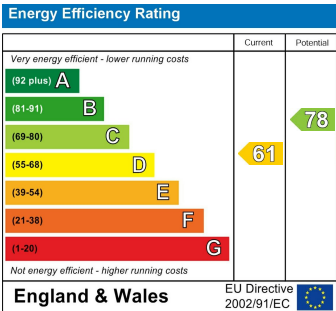
To the front of the property is a block paved driveway with access to the garage

Rear

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

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