

HoldenCopley

PREPARE TO BE MOVED

Coppice Road, Arnold, Nottinghamshire NG5 7HD

Guide Price £135,000

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GUIDE PRICE £135,000 - £140,000

CALLING ALL FIRST TIME BUYERS...

The house would make a great first time buy or investment property. It is located on a popular road with great access to public transport and local shops.

The house is well presented throughout with a neutral decor.

The ground floor has a good sized lounge and a kitchen breakfast room.

Upstairs there are two bedrooms and the bathroom.

Outside there is a enclosed garden to the rear and a recently laid driveway.

NO CHAIN!

360 TOUR AVAILABLE





- End Terrace
- Good Sized Lounge
- Kitchen Breakfast Room
- Two Bedrooms
- Three Piece Bathroom
- Enclosed Garden
- Newly Laid Driveway
- Neutral Decor
- Popular Location
- No Chain





ACCOMMODATION

Ground Floor:

Entrance Hallway

The hall has a double glazed window, UPVC door, laminated flooring, a radiator and provides access to the ground floor accommodation

Living Room

13*8" x 9*11" (4.17 x 3.04)

The living room has a double glazed window, a gas fire with feature surround, laminated flooring and a radiator

Kitchen

13*9" x 13*2" (4.20 x 4.02)

The kitchen has a range of base and wall units with a rolled edge work-surface, a stainless steel sink and a half with drainer and mixer taps, space and plumbing for a washing machine, space for a cooker, space for a fridge freezer, tiled flooring, a double glazed window, a radiator and a door leading to the garden

First Floor:

Landing

The landing has loft access and also provides access to the first floor accommodation

Master Bedroom

13*9" x 9*6" (4.20 x 2.92)

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

Bedroom Two

10*0" x 7*10" (3.06 x 2.41)

The second bedroom has a double glazed window and a radiator

Bathroom

6*11" x 5*6" (2.12 x 1.70)

The bathroom has a bath with electric shower over, a low level flush WC, hand basin with pedestal, part tiled walls, a radiator and a double glazed window

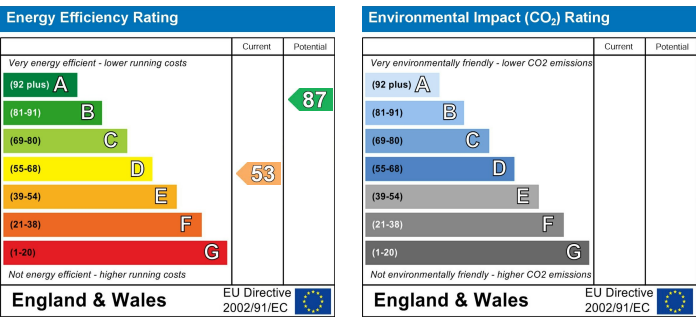
Outside:

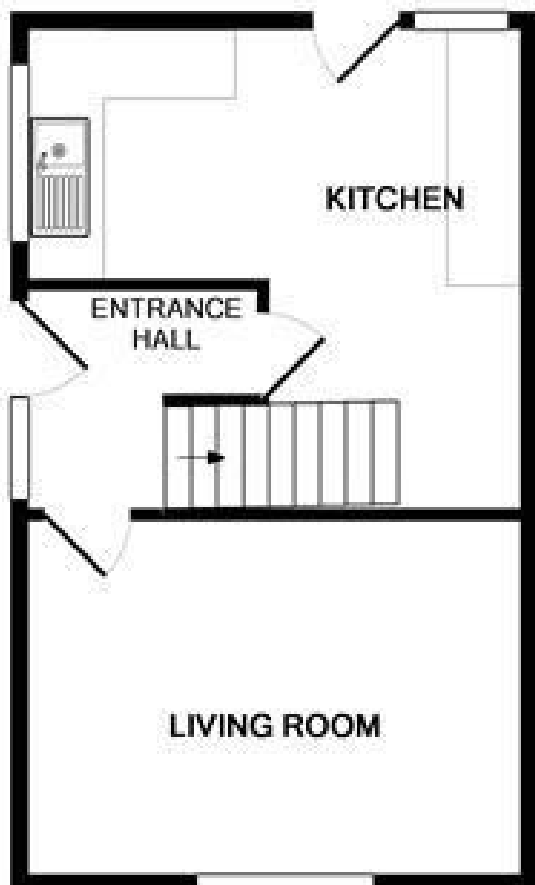
Front

To the front of the property there is a driveway providing off-road parking, a lawned garden and a range of plants and shrubs

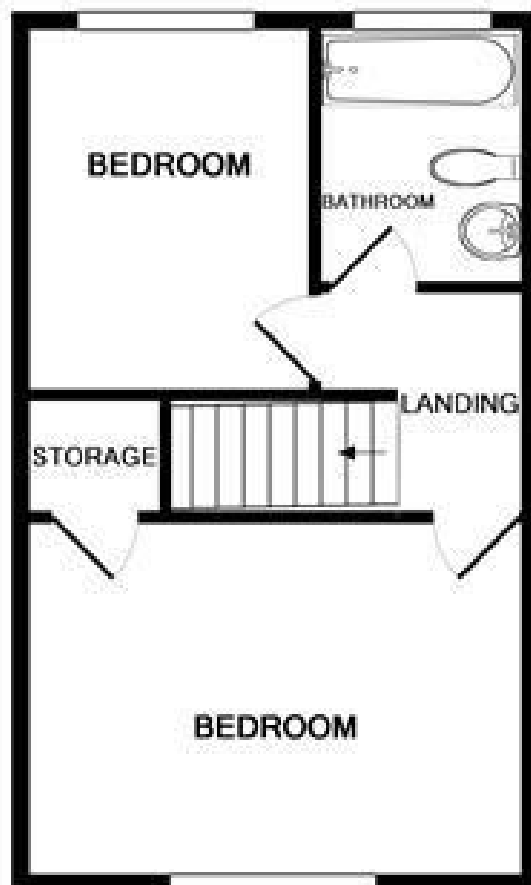
Rear

To the rear of the property there is an enclosed garden with a lawned area and a patio area





GROUND FLOOR
APPROX. FLOOR
AREA 316 SQ.FT.
(29.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 316 SQ.FT.
(29.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 633 SQ.FT. (58.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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