Robert Ellis

look no further...

Knightwood Drive
Killarney Park, Nottingham NG6 8WX

Chain-Free Two Bedroom Detached Park Home, Killarney Park, NG6

£140,000 Freehold

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Situated in the peaceful and sought-after Killarney Park residential community, this beautifully presented two-bedroom detached park home offers a rare opportunity for tranquil living with stunning views over the Leen Valley. This chain-free property is perfect for those looking to downsize or enjoy a relaxed lifestyle in a safe and friendly environment.

The home boasts two spacious double bedrooms, a modern family shower room, and a stylish open-plan living area. The newly fitted kitchen includes an induction hob, integrated washer and dryer, and flows seamlessly into the living space. French doors open out onto the private rear garden, allowing you to enjoy uninterrupted views across the valley from the comfort of your home.

Outside, the secure rear garden is a true haven, complete with a charming carp pond, summer house, and a practical shed. The garden is ideal for relaxing, entertaining, or simply enjoying the surrounding nature. To the front, the property benefits from double driveway parking, offering convenience and peace of mind.

Residents of Killarney Park enjoy a strong sense of community, with a range of on-site amenities and regular social activities. The park features a welcoming clubhouse that hosts bingo nights, coffee mornings, and seasonal events throughout the year. There's also a convenience store, a hair salon, and a mobile library service, ensuring everyday needs are within easy reach.

The location offers excellent access to local towns including Arnold and Bulwell, with a range of supermarkets, shops, and cafes just a short drive away. Public transport links and the M1 motorway are close by, providing easy access to Nottingham city centre and surrounding areas. Essential services such as a doctors' surgery and pharmacy are also conveniently located nearby.

This move-in ready home offers a perfect blend of comfort, community, and countryside charm — and with no upward chain, it's ready for its next chapter.

For more information or to arrange a viewing, contact us today and discover what makes life at Killarney Park so special.

Kitchen
9'6" x 8'6" approx (2.9 x 2.6 approx)
Wooden entrance door to the front elevation leading into the kitchen comprising linoleum floor covering, UPVC double glazed windows to the front and rear elevations, opening through to the lounge proving the feel of open plan living, a range of wall and base units with worksurfaces over incorporating a sink and drainer unit with swan neck mixer tap over, space and plumbing for a washing machine, space and point for a tumble dryer, space and point for a microwave oven, space and point for a freestanding fridge freezer, induction hob, door leading through to the hallway, wall mounted electric heater.

Lounge
10'9" x 19'8" approx (3.3 x 6.0 approx)
Carpeted flooring, UPVC double glazed windows to the front and side elevations, UPVC double glazed sliding doors to the side elevation leading out to the garden, wall mounted electric fireplace, opening through to the kitchen providing an open plan living aspect,

Hallway
5'6" x 2'7" approx (1.7 x 0.8 approx)
Carpeted flooring, storage cupboard, doors leading off to:

Bedroom One
11'9" x 9'6" approx (3.6 x 2.9 approx)
UPVC double glazed window to the front elevation, carpeted flooring, ample built-in storage, wall mounted electric heater.

Bedroom Two
7'2" x 9'10" approx (2.2 x 3.0 approx)
UPVC double glazed window to the side elevation, carpeted flooring, ample built-in storage, wall mounted electric heater.

Shower Room
5'6" x 6'6" approx (1.7 x 2.0 approx)
UPVC double glazed window to the rear elevation, walk-in shower enclosure with wall mounted electric shower over, wall mounted electric heater, WC, handwash basin with mixer tap, carpeted flooring, panel splashbacks.

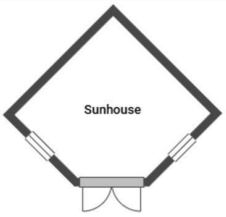
Front of Property
To the front of the property there is a ramp leading up to the steps to the front entrance door, paved patio area, gated access to the rear of the property.

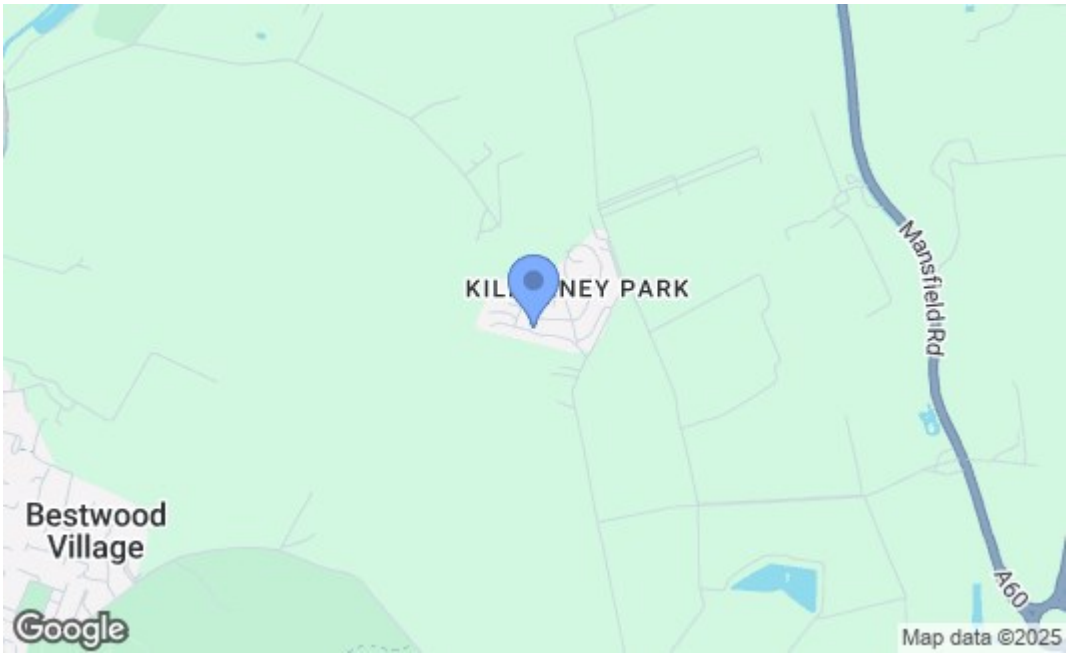
Rear of Property
To the rear of the property there is an enclosed rear garden being laid mainly to lawn, access to the sun house, gravelled garden with access to the shed, a range of mature plants and shrubbery planted to the borders, fencing to the boundaries, gated access to the front of the property.

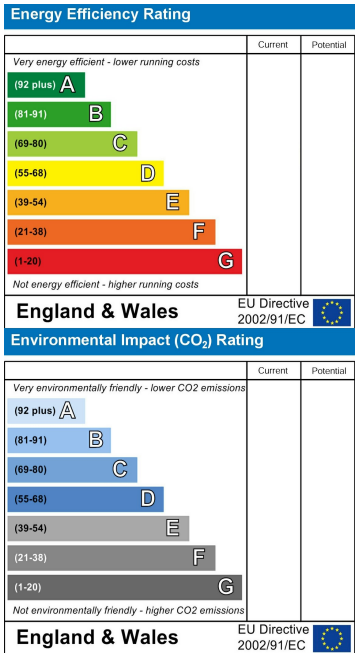
Sun House
13'5" x 11'1" approx (4.1 x 3.4 approx)

Side of Property
To the side of the property there is a driveway providing ample off the road vehicle hardstanding.

Agents Notes: Additional Information
Council Tax Band: A
Local Authority: Gedling
Electricity: Mains supply
Water: Mains supply
Heating: Electric
Septic Tank : No
Broadband: BT, Sky, Virgin
Broadband Speed: Standard 7mbps Ultrafast 1000mbps
Phone Signal: 02, Vodafone, EE, Three
Sewage: Mains supply
Flood Risk: No flooding in the past 5 years
Flood Defences: No
Non-Standard Construction: No
Any Legal Restrictions: No
Other Material Issues: No







These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested.

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