Robert Ellis

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Wembley Road,
Arnold, Nottingham
NG5 6RR

£300,000 Freehold

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Robert Ellis Estate Agents are delighted to present this exceptional four-bedroom, extended semi-detached family home in Arnold, Nottingham.

Situated on a generous corner plot near Arnold town centre, this property offers convenient access to local amenities, shops, restaurants, and transport links to Mapperley and Nottingham City Centre. The area is well-served by schools, including Redhill Academy and Richard Bonington Primary & Nursery, making it an ideal choice for families.

Recently refurbished to a high standard, the home features modern floor coverings, fresh paintwork, and a stylishly refitted spacious dining kitchen with built-in appliances. The bathroom and En-suite have also been upgraded with contemporary fittings.

The ground floor comprises an entrance porch, a welcoming hallway, a spacious open lounge, and a refitted dining kitchen. It also includes a double bedroom and an En-suite. Upstairs, you'll find three good-sized bedrooms and a modern family bathroom.

The rear garden is a low-maintenance, landscaped space with decked areas, mature flower beds, and shrubbery, enclosed by fencing. The front features a gravelled driveway, a garden with a lawn, and mature shrubs along the borders.

Viewing is essential to fully appreciate the size, location, and quality of this home. Contact our office today to schedule your appointment!





Entrance Hallway
8'3" x 4'6" approx (2.54 x 1.38 approx)
UPVC composite entrance door to the front elevation. Double glazed window to the side elevation. Tile effect laminate flooring. Wall mounted radiator.

Lounge
17'2" x 13'4" approx (5.24 x 4.08 approx)
Double glazed windows to the side elevation. Wood effect laminate flooring. Wall mounted radiator. Coving to the ceiling. Built-in storage cupboard. Feature electric fire with tiled hearth and wood surround. Staircase to the first floor landing. Archway to the kitchen diner.

Kitchen Diner
16'7" x 10'9" approx (5.07 x 3.28 approx)
Double glazed window to the rear elevation. Double glazed door to the rear elevation. Wood effect laminate flooring. Wall mounted radiator. Recessed spotlights the ceiling. A range of fitted wall, base and drawer units incorporating worksurfaces above. Wooden breakfast bar. Double sink and drainer unit with dual heat tap. Integrated double Neff electric oven. 4 ring gas hob with a cooker hood above. Space and point for a freestanding fridge freezer. Space and plumbing got an automatic washing machine. Integrated dishwasher.

Bedroom
14'0" x 9'8" approx (4.27 x 2.95 approx)
Double glazed windows to the front and side elevations. Wood effect laminate flooring. Wall mounted radiator. Recessed spotlights to the ceiling. Internal door leading to the en suite shower room.

En-Suite Shower Room
5'8" x 4'4" approx (1.73 x 1.34 approx)
Tiled flooring. Tiled splashbacks. Recessed spotlights to the ceiling. 3 piece suite comprising of a walk in shower with an electric shower above, hand wash basin and a WC.

First Floor Landing
Double glazed window to the front elevation. Carpeted flooring. Wall mounted radiator. Loft access hatch. Internal doors leading into bedroom 1, 2, 3 and family bathroom.

Bedroom 1
13'5" x 9'10" approx (4.10 x 3.01 approx)
Double glazed window to the front elevation. Carpeted flooring. Wall mounted radiator. Coving to the ceiling. Dado rail. Built in wardrobes and vanity area.

Bedroom 2
10'8" x 9'11" approx (3.26 x 3.03 approx)
Double glazed window to the side elevation. Carpeted flooring. Wall mounted radiator. Coving to the ceiling. Dado rail. Built in cupboard which houses the water tank.

Bedroom 3
10'1" x 6'5" approx (3.09 x 1.97 approx)
Double glazed window to the side elevation. Carpeted flooring. Wall mounted radiator. Built in storage units.

Family Bathroom
7'6" x 6'2" approx (2.29 x 1.89 approx)
Double glazed window to the side elevation. Tiled flooring. Tiled splashbacks. Recessed spotlights to the ceiling. Extractor fan. 3 piece suite comprising of a bath with dual heat tap with a mains fed shower with rain water shower head and further shower attachment, vanity hand wash basin with dual heat tap and a WC.

Front of Property
To the front of the property there is a gated driveway providing off the road parking , pathway to the front entrance door, a pebbled area , laid to lawn area with shrubbery and plants and walls to the boundaries.

Rear of Property
To the rear of the property there is an enclosed rear garden with steps leading to an oval artificial lawn and pebbles area. A pebbled area with a range of plants with wood borders. Surrounded by fencing and walls.

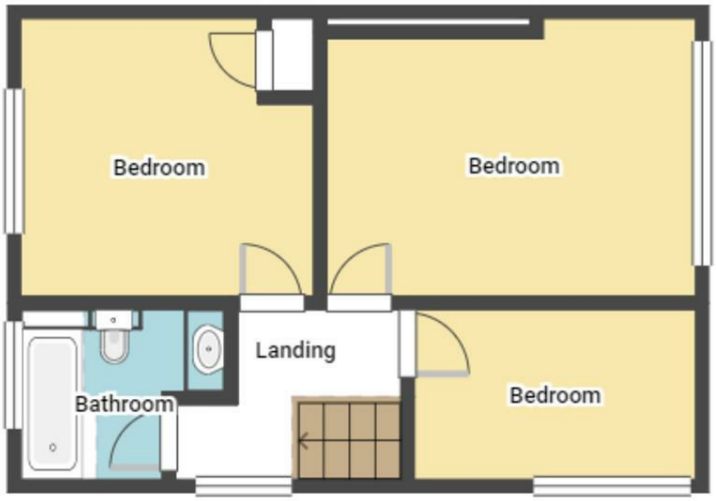
Agents Notes: Additional Information
Council Tax Band: B
Local Authority: Gedling
Electricity: Mains supply
Water: Mains supply
Heating: Mains gas
Septic Tank : No
Broadband: BT, Sky, Virgin
Broadband Speed: Standard 20mbps Ultrafast 1000mbps
Phone Signal: 02, Vodafone, EE, Three
Sewage: Mains supply
Flood Risk: No flooding in the past 5 years
Flood Defences: No
Non-Standard Construction: No
Any Legal Restrictions: No
Other Material Issues: No

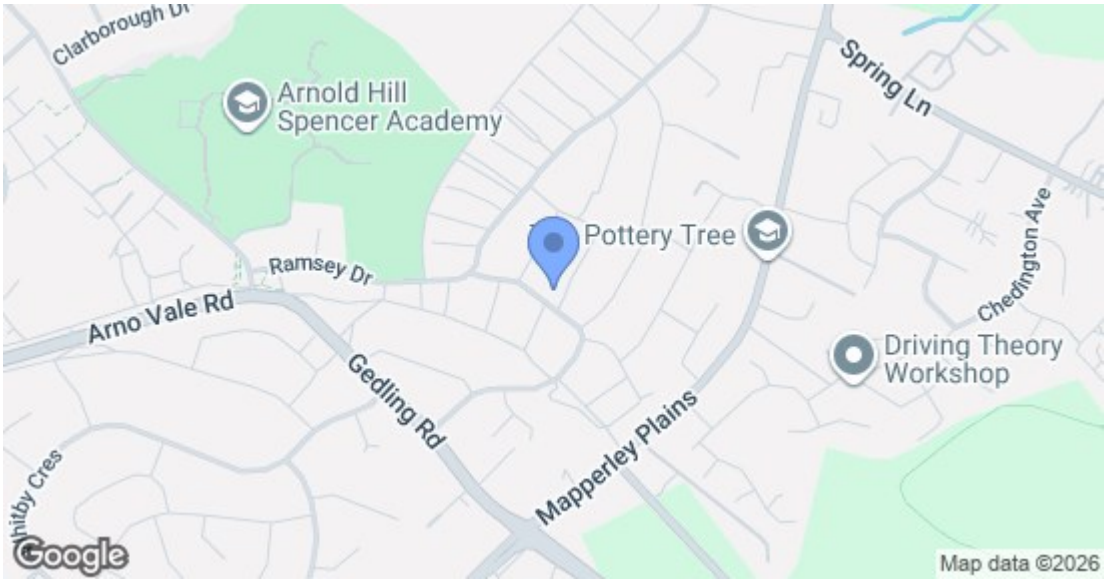


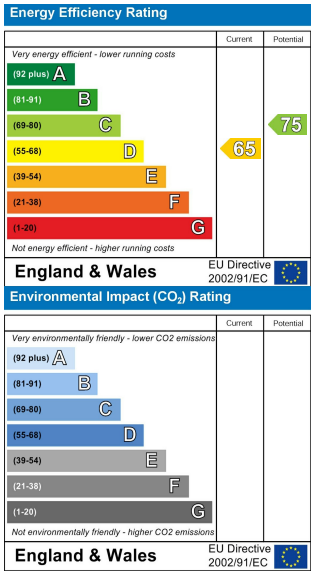


Robert Ellis
ESTATE AGENTS









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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