Robert Ellis

look no further. . .

Farm Road
Chilwell, Nottingham NG9 5DA

An attractive mock Tudor style extended three bedroom semi-detached house.

Offers In The Region Of £375,000 Freehold

An attractive mock Tudor style extended three bedroom semi-detached house.

This beautifully presented home retains much of its original character and charm seamlessly blended with contemporary style and quality fixtures and fittings throughout to provide a most appealing living space with an excellent open plan kitchen/diner to the rear.

In brief, the well proportioned interior comprises: A spacious entrance hallway, sitting room, open plan kitchen/diner and WC to the ground floor. Rising to the first floor are two good sized double bedrooms, a further single bedroom and a family bathroom.

Outside the property occupies a good sized plot with a driveway providing car standing with a garage beyond and mature primarily lawned gardens to the front and rear with stocked beds and borders.

Occupying an established and very sought after residential location, convenient for excellent transport links, local shops and a wide range of other facilities, this property will doubtless be of appeal to a range of potential purchasers.

Entrance Hallway
A UPVC double glazed entrance door leads to hallway with Parquet style flooring, radiator, UPVC double glazed window to the side, under stairs cupboard and stairs off to first floor landing.

Sitting Room
12'11" x 11'6" (3.94 x 3.52)
With radiator, UPVC double glazed bay window and a solid fuel burner upon a slate style hearth.

Kitchen/Diner
18'11" x 17'10" decreasing to 12'9" (5.79 x 5.46 decreasing to 3.89)
With a feature panelled wall, display recess within the chimney breast, UPVC double glazed patio door, window and further door to the side, radiator, heated towel rail, rustic exposed brick wall, Parquet style flooring, fitted kitchen with extensive wall and base units, oak worksurfaces with tiled splashbacks, single sink and drainer with mixer tap, inset induction hob, inset electric oven and grill, integrated dishwasher and washing machine and concealed Vaillant boiler.

WC
With WC and wash hand basin inset to the cistern, UPVC double glazed window and tiled flooring.

First Floor Landing
With UPVC double glazed window.

Bedroom One
15'2" x 11'6" (4.63 x 3.52)
With UPVC double glazed bay window and radiator.

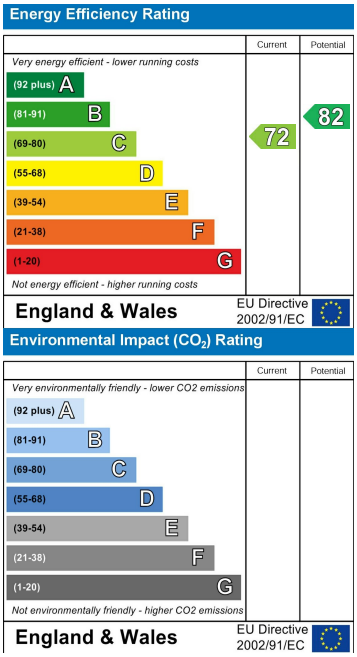
Bedroom Two
11'3" x 10'6" (3.44 x 3.22)
With UPVC double glazed window and radiator.

Bedroom Three
8'3" x 6'10" (2.54 x 2.09)
With UPVC double glazed window and radiator.

Bathroom
With a quality three piece suite comprising WC, bath with mains overhead shower and further shower handset, double wash hand basin inset to vanity unit, part tiled walls, radiator, tiled flooring, two UPVC double glazed windows and inset ceiling spotlights.

Outside
To the front the property has a walled primarily lawned garden with stocked borders and a driveway providing car standing with gated access to further hard standing with the garage beyond. To the rear the property has a generous enclosed garden with an outside tap, decking, a primarily lawned garden with mature shrubs and trees and a greenhouse.

Garage
18'9" x 8'2" (5.72 x 2.50)
With an up and over door to the front, light and power and pedestrian door to the side.



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.

12 High Road, Beeston, Nottingham, Nottinghamshire, NG9 2JP
beeston@robertellis.co.uk
0115 922 0888