Robert Ellis

look no further. . .

A recently extended four bedroom detached house with gardens to three sides and a garage.

Hillside Road
Bramcote, Nottingham NG9 3BD

£500,000 Freehold

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A recently extended four bedroom detached family home located in a popular and convenient residential location.

Situated just a short distance from Beeston town centre with a wealth of shops and amenities, transport links and the A52 with links to Nottingham and Derby and the M1 for further afield, this property is considered a fantastic opportunity and is well worthy of an internal viewing to be fully appreciated.

In brief, the internal accommodation comprises: Entrance porch, entrance hall, living room, open plan kitchen/diner and living space, summer room, utility room and WC to the ground floor. Rising to the first floor are four bedrooms, one with a Jack and Jill bathroom and an additional family bathroom.

To the front of the property there a paved driveway providing parking for multiple vehicles and a lawned space with mature shrubs and gated side access. To the side is a paved seating area with a shed and access to the rear where you will find a primarily lawned garden with a paved seating area, pond and mature shrubs.

With the benefit of full double glazing and recently upgraded gas central heating throughout, this property is well worthy of an early internal viewing.

Entrance Porch
A UPVC double glazed door leads through to the tiled entrance porch.

Entrance Hallway
A second door leads through to the carpeted entrance hall with radiator and two storage cupboards.

Living Room
12'0" x 16'2" (3.658 x 4.937)
Carpeted room with radiator, log burner and UPVC double glazed window to the front aspect. Internal bi-fold doors to the open plan living space.

Open Plan Kitchen/Diner/Living Space
19'4" x 19'5" (5.898 x 5.933)
Kitchen
With wall, base and drawer units with worksurfaces over, inset one and a half bowl sink with drainer and breakfast bar. Integrated double oven, electric hob, fridge/freezer and dishwasher. Access to the pantry cupboard.

Dining/ Living Space
With laminate flooring, radiator and two sets of UPVC French doors to the rear garden.

Summer Room
11'6" x 6'11" (3.529 x 2.114)
A versatile room that could be used as a study if needed. Laminate flooring, radiator and bi-fold doors to the patio seating area.

Utility Room
5'6" x 8'1" (1.679 x 2.475)
Space and fittings for freestanding washing machine and dryer. Wall mounted combination boiler. Integral door to the garage.

Garage
One and a half garage with space for a car and lots of storage space.

WC
With wash hand basin and WC.

First Floor Landing
Window seat with built in storage.

Bedroom One
12'0" x 14'2" (3.668 x 4.325)
Carpeted room with radiator, fitted wardrobes and UPVC double glazed window to the front aspect.

Bedroom Two
13'6" x 10'11" (4.117 x 3.351)
Carpeted room with fitted wardrobes, radiator and UPVC double glazed window to the rear aspect. UPVC double glazed door to the roof terrace.

Roof Terrace
With space for seating area and flowerbeds.

Jack and Jill Bathroom
Incorporating a three piece suite comprising walk in mains powered shower, wash hand basin and WC.

Bedroom Three
10'11" x 11'5" (3.344 x 3.496)
Carpeted room with fitted wardrobes, radiator and UPVC double glazed window to the rear aspect.

Bedroom Four
Carpeted room with radiator, over the stairs storage cupboard, access to the loft hatch and UPVC double glazed window to the side aspect.

Bathroom
Bath with electric power shower over and wash hand basin.

Separate WC
With WC.

Outside
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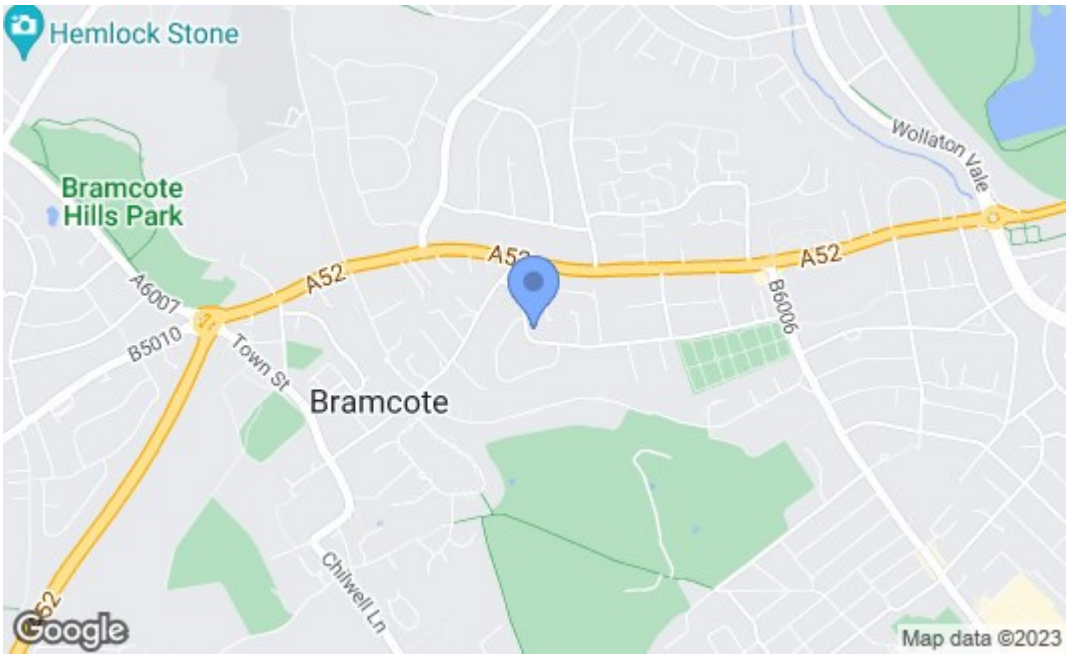

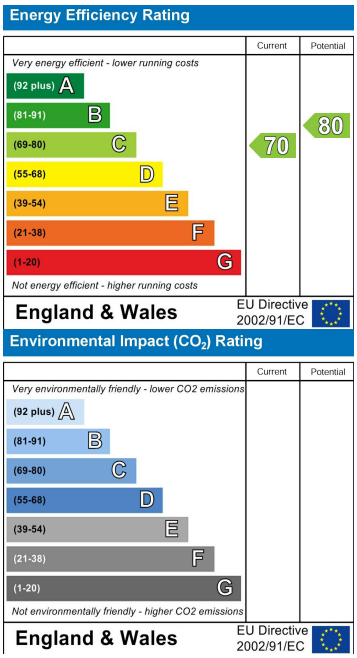

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus,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

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