Robert Ellis

look no further...







Longleat Crescent,
Chilwell, Nottingham
NG9 5EU

£290,000 Freehold

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An extended three-bedroom semi-detached house with an integral garage.

Situated in this popular and convenient residential location, readily accessible for a variety of local shops and amenities including schools, Beeston town centre and excellent transport links including the A52 and M1. This fantastic property is considered an ideal opportunity for a range of potential purchasers including first time buyers, young professionals and families.

In brief the internal accommodation comprises entrance hall, lounge diner, kitchen and a study/snug to the ground floor, to the first floor you will find two good sized double bedrooms, a further single bedroom, a bathroom and separate WC.

Outside to the front of the property you will find a block paved driveway with garage beyond and lawn to the side and to the rear there is a private and enclosed garden.

Offered to the market with the benefit of a light and airy living space, UPVC double glazing throughout and chain free vacant possession this fantastic property is well worthy of an early internal viewing.





Entrance Hall
UPVC double glazed entrance door with flanking window, radiator, stairs to the first floor which currently has the benefit of a fitted stairlift, built-in cloak cupboard, useful understairs storage cupboard and doors to the kitchen and lounge diner.

Lounge Dining
25'1" x 11'10" (7.67m x 3.63m)
A carpeted reception room with electric fire with tiled hearth, UPVC double glazed window to the front, UPVC double glazed sliding patio doors to the rear and two radiators.

Kitchen
9'11" x 8'0" (3.04m x 2.44m)
Fitted with a range of wall, base and drawer units, work surfaces, sink with drainer and a mixer tap, space for a cooker, fridge and plumbing for a washing machine, tiled splashbacks, UPVC double glazed window to the rear, pantry cupboard, and door to the snug/study.

Snug/Study
14'9" x 8'2" (4.5m x 2.5m)
A carpeted reception room with UPVC double glazed window to the side, radiator, UPVC double glazed sliding patio doors to the rear and door to the garage.

Garage
15'11" x 7'7" (4.87m x 2.33m)
With double timber garage doors to the front, light and power and gas and electric meters.

First Floor Landing
UPVC double glazed window to the side, loft-hatch and doors to the WC, bathroom and three bedrooms.

Bedroom One
13'5" x 11'10" (4.11m x 3.63m)
A carpeted double bedroom with built-in wardrobe and UPVC double glazed window to the front.

Bedroom Two
10'9" x 10'2" (3.3m x 3.1m)
A carpeted double bedroom with built-in wardrobe, UPVC double glazed window to the rear and radiator.

Bedroom Three
8'4" x 6'11" (2.54m x 2.11m)
A carpeted bedroom with UPVC double glazed window to the front and radiator.

Bathroom
Comprising panelled bath with electric shower over, pedestal wash-hand basin, laminate flooring, tiled walls, radiator, UPVC double glazed window to the rear and airing cupboard housing the hot water cylinder.

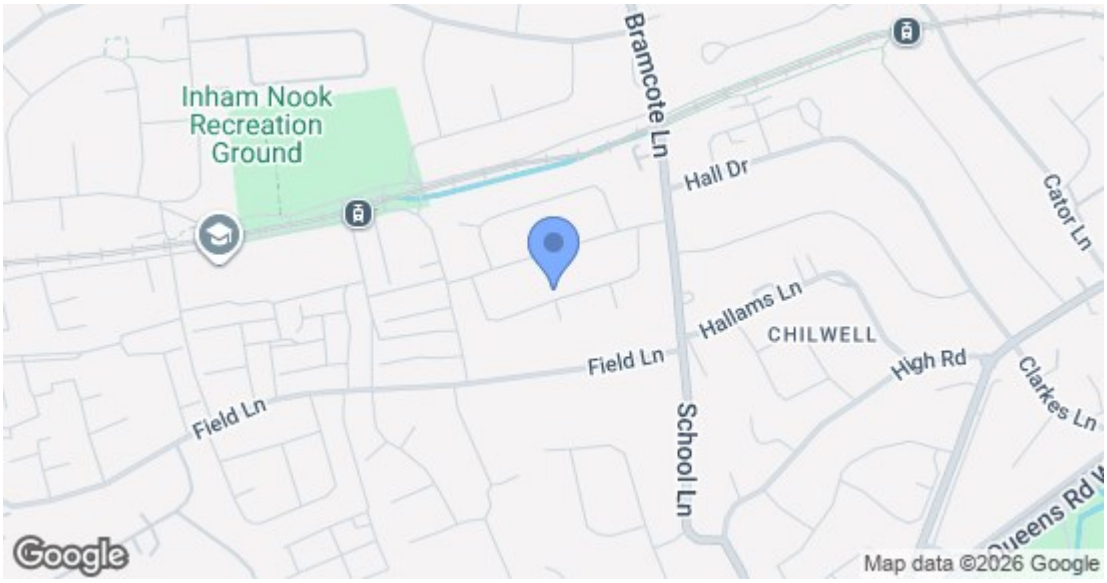
Separate WC
Fitted with a WC and UPVC double glazed window to the side.

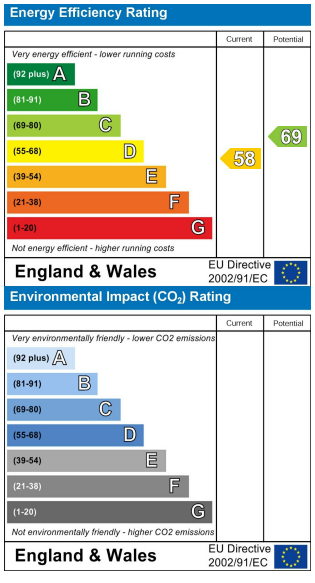
Outside
To the front of the property there is a block paved driveway providing off-road parking with the garage beyond and lawned area to the side, gated side access leads to the enclosed rear garden which includes paved patio overlooking the lawn beyond, a range of mature plants and shrubs, a useful storage shed and fence boundaries.











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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