Robert Ellis

look no further. . .

Templeoak Drive
Wollaton, Nottingham NG8 2SF

A five double bedroom detached house with driveway and integral garage.

£550,000 Freehold

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An incredibly spacious detached house with five double bedrooms, having been heavily extended over the years this fantastic property would make an ideal family home for a purchaser looking to upsize within this popular and convenient residential area.

Situated in a popular location within Wollaton close to local amenities including shops, public houses, Wollaton Hall and Deer Park and the popular Fernwood primary and secondary school all within walking distance.

There are local bus links providing easy access to Nottingham University, QMC and Nottingham city centre and Beeston train station is just a short distance away for journeys further afield.

In brief, the internal accommodation comprises: A welcoming entrance porch leading through to inner hallway, extended living room, dining room, kitchen, study and WC to the ground floor. Rising to the first floor are five double bedrooms, bathroom and separate WC.

To the front the property has a well maintained garden with mature shrubs, a driveway for multiple vehicles and a footpath leading to the front door. Gated side access leads to the rear where you will find a primarily lawned garden and a paved seating area with well groomed mature shrubs and hedged boundaries.

Offered to the market with the benefit of gas central heating and a tidy interior an early internal viewing comes highly recommended in order to be fully appreciated.

Entrance Porch
A front door leads to a spacious entrance porch.

Entrance Hallway
A second door with stained glass leads through to the carpeted inner hallway with access to a storage cupboard.

Living Room
12'0" x 25'3" (3.663 x 7.715)
A carpeted room that has been extended to the rear, with two radiators, coal fire, UPVC double glazed window to the side aspect and UPVC double glazed French doors to the rear garden.

Dining Room
12'0" x 13'8" (3.670 x 4.185)
Carpeted room with radiator, electric fire and wooden secondary glazed bay window to the front aspect.

Kitchen
7'9" x 13'0" (2.378 x 3.968)
With a range of wall, base and drawer units with worksurfaces over and inset one and half bowl sink with drainer. Space and fittings for freestanding fridge, washing machine and electric oven. UPVC double glazed window to the rear aspect and access to large pantry cupboard.

Study
7'7" x 14'11" (2.329 x 4.568)
Carpeted room with radiator, access to integral garage, UPVC double glazed window to the rear aspect and a wooden single glazed door to the side passage.

WC
With WC and wash hand basin.

First Floor Landing
With access to the loft hatch and spacious airing cupboard housing the water tank.

Bedroom One
12'1" x 14'0" (3.686 x 4.283)
Carpeted room with radiator, fitted wardrobes and drawers and wooden secondary glazed bay window to the front aspect.

Bedroom Two
12'0" x 11'0" (3.662 x 3.370)
Carpeted room with radiator and UPVC double glazed window to the rear aspect.

Bedroom Three
8'3" x 15'6" (2.536 x 4.730)
Carpeted room with radiator, fitted wardrobes and UPVC double glazed window to the front aspect.

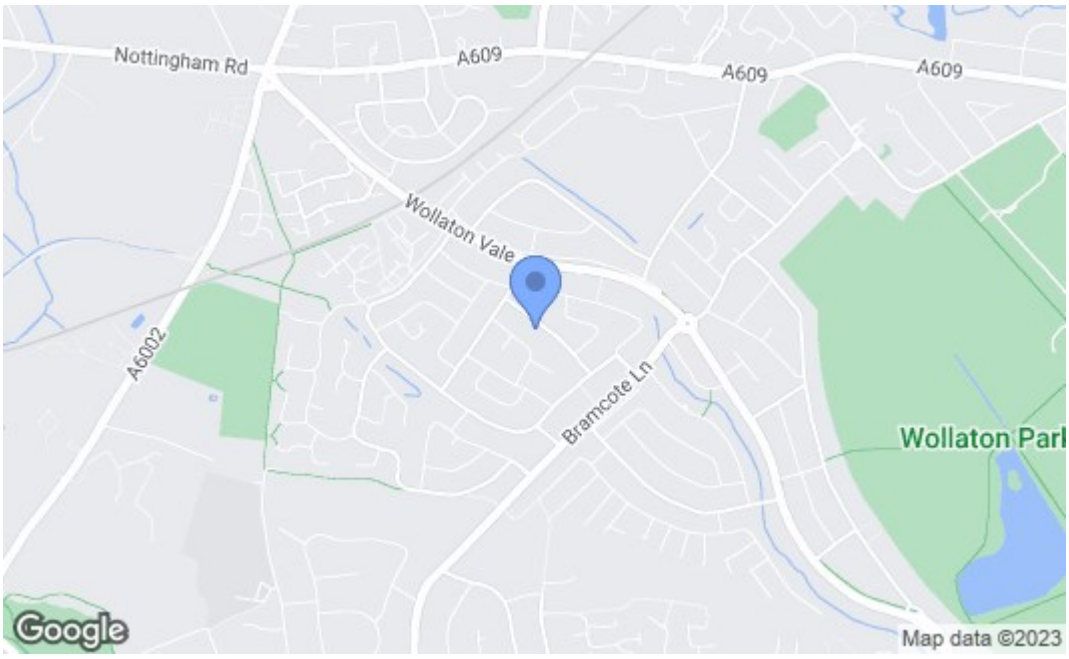
Bedroom Four
10'2" x 7'7" (3.123 x 2.320)
Carpeted room with radiator and a wooden double glazed window to the front aspect.

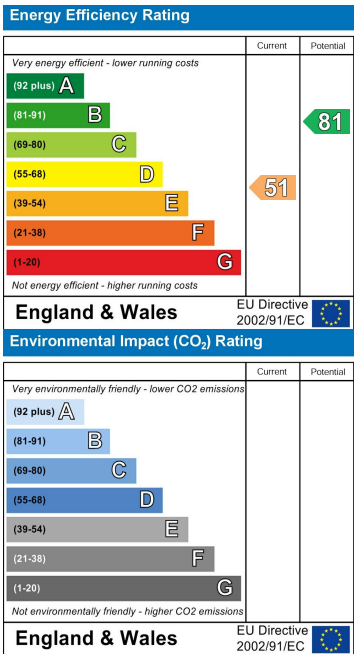
Bedroom Five
7'7" x 9'5" (2.333 x 2.878)
Carpeted room with radiator, fitted wardrobes and UPVC window to the rear aspect.

Bathroom
Corner bath with mains powered shower over and wash hand basin.

Separate WC
With WC and wash hand basin.

Outside
To the front the property has a well maintained garden with mature shrubs, a driveway for multiple vehicles and a footpath leading to the front door. Gated side access leads to the rear where you will find a primarily lawned garden and a paved seating area with well groomed mature shrubs and hedged 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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