Robert Ellis

look no further...

Heathfield Grove
Chilwell, Nottingham NG9 5EB

An extended three bedroom semi-detached house with driveway, offered to the market with no upward chain.

£249,950 Freehold

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An extended three bedroom semi-detached house situated in a quiet cul-de-sac location, offered to the market with the benefit of no upward chain.

Situated in a sought after and convenient residential location, readily accessible for a variety of local shops and amenities including schools, transport links, Attenborough Nature Reserve and Chilwell Retail Park this amazing 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, living room, dining room and kitchen to the ground floor. Rising to the first floor are three bedrooms and a family bathroom.

To the front of the property there is a paved area with a driveway to the side. To the rear is a primarily lawned garden with a paved seating area, mature shrubs and fenced boundaries.

An early internal viewing comes highly recommended.

Entrance Hallway
A UPVC double glazed door leads through to a carpeted entrance space with radiator and storage cupboard.

Living Room
11'11" x 13'7" (3.656 x 4.147)
Carpeted room with radiator and UPVC double glazed bay window to the front aspect.

Dining Room
11'11" x 12'0" (3.648 x 3.664)
Carpeted room with radiator.

Kitchen
16'9" x 17'11" reducing to 5'11" (5.127 x 5.469 reducing to 1.828)
An 'L' shaped kitchen with wall, base and drawer units with worksurfaces over, inset one and half bowl sink with drainer. Space and fittings for freestanding appliances to include gas oven fridge/freezer and washer/dryer. UPVC double glazed windows to the side and rear aspect and UPVC French doors to the rear.

First Floor Landing
With access to the loft hatch and UPVC double glazed window to the side aspect.

Bedroom One
11'10" x 14'0" (3.626 x 4.276)
Carpeted room with radiator and UPVC double bay glazed window to the front aspect.

Bedroom Two
11'11" x 12'1" (3.654 x 3.698)
Carpeted room with radiator and UPVC double glazed window to the rear aspect. Access to the cupboard housing the boiler.

Bedroom Three
6'2" x 7'2" (1.888 x 2.196)
Carpeted room with radiator and UPVC double glazed window to the front aspect.

Bathroom
Incorporating a three piece suite comprising bath with mains powered shower over, wash hand basin and WC.

Outside
To the front of the property there is a paved area with a driveway to the side. To the rear is a primarily lawned garden with a paved seating area, mature shrubs and fenced boundaries.

GROUND FLOOR
APPROX. FLOOR
AREA 563 SQ.FT.
(52.3 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 427 SQ.FT.
(39.7 SQ.M.)

6 HEATHFIELD GROVE, CHILWELL
TOTAL APPROX. FLOOR AREA 991 SQ.FT. (92.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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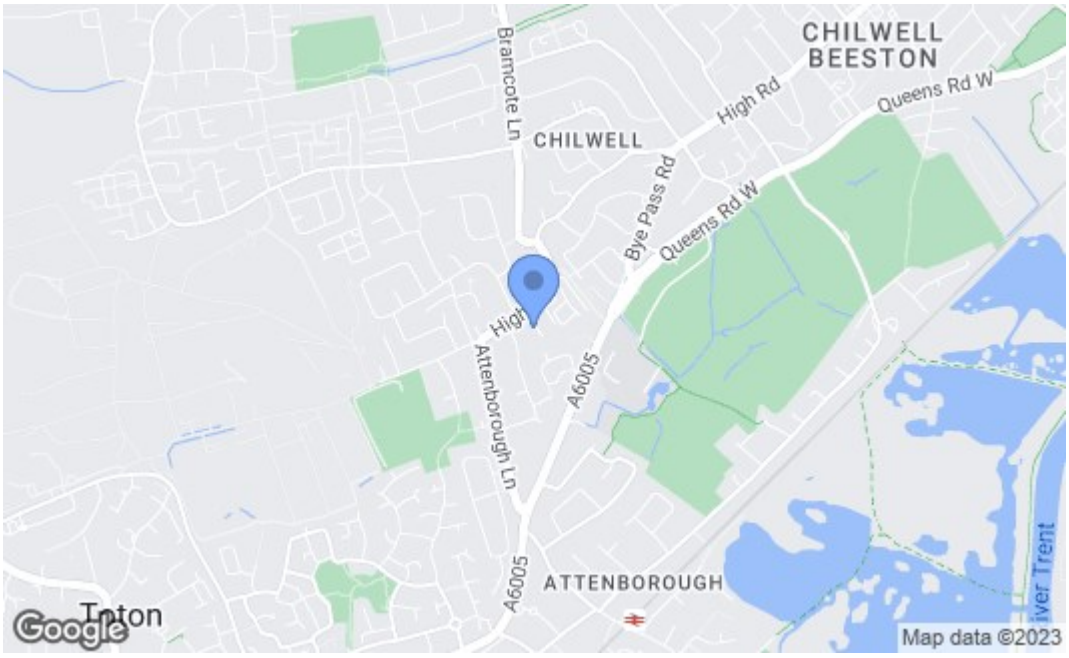

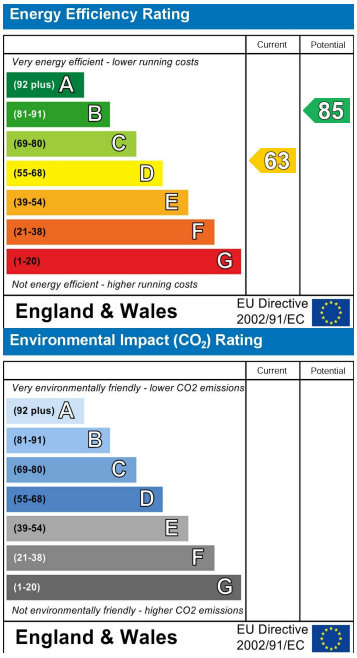

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus,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

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