

Albert Avenue, Jacksdale, NG16 5LD

£120,000

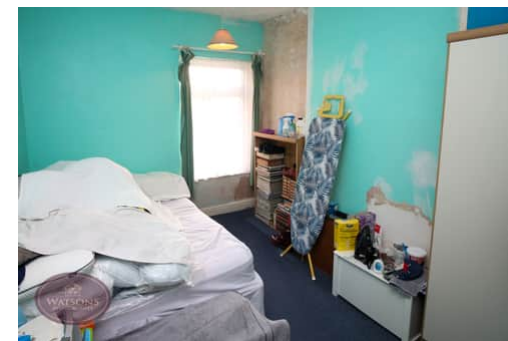


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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D		
(39-54) E	50	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



- Semi Detached House
- Two Double Bedrooms
- Lounge
- Dining/Sitting Room
- Fitted Kitchen
- Low Maintenance Rear Garden
- Close to Amenities
- Good Road & Transport Links
- NO UPWARD CHAIN

Our Seller says....

want to view?
 Call us on 0115 938 5577
 Our lines are open 8am - 8pm
 7 Days a week
 or email
 mail@watsons-residential.co.uk
 Ref - 28437862

Important note to buyers: As the selling agents for the property described in this brochure we have taken all reasonable steps to ensure our property particulars are fair, accurate, reliable and reproduced in good faith however they do not form part of any offer or contract and do not constitute representations of fact. If you become aware that any information provided to you is inaccurate please contact our office as soon as possible so we can make the necessary amendments. All measurements are provided as a general guide and floor plans are for illustration purposes only. Appliances, equipment and services in the property have not been tested by us and we recommend all prospective buyers instruct their own service reports or surveys prior to exchanging contracts.



40 Main Street, Kimberley, NG16 2LY
 www.watsons-residential.co.uk

0115 938 5577
 8am-8pm - 7days



*** GREAT FIRST TIME BUY OR INVESTMENT! *** NO UPWARD CHAIN *** This charming 2 bedroom SEMI DETACHED home is the perfect property to start out your home owning journey or to use as a great buy to let investment! The property is located in the popular village of Jacksdale and boasts generous rooms and a private garden to the rear. Call Watsons now to book your viewing!

Ground Floor

Lounge

3.65m x 3.62m (12' 0" x 11' 11") UPVC double glazed window and entrance door to the front, radiator, feature fireplace surround and door to the inner hall.

Inner Hall

Doors to the lounge, dining/sitting room and under stairs storage cupboard.

Dining/Sitting Room

3.72m x 3.62m (12' 2" x 11' 11") UPVC double glazed window to the rear, radiator, door to the kitchen and stairs to the first floor.

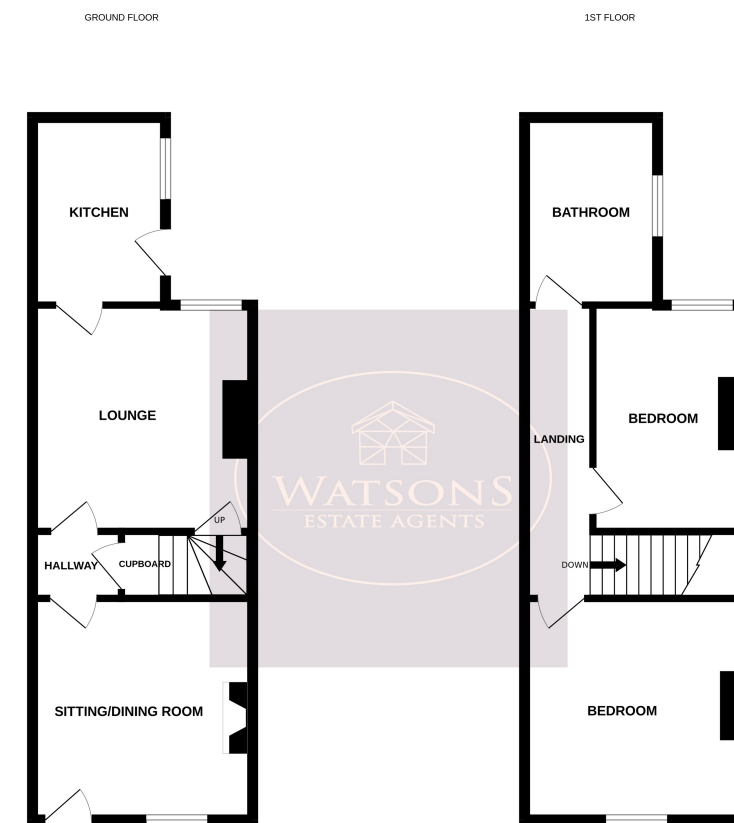
Kitchen

3.07m x 2.18m (10' 1" x 7' 2") A range of matching wall & base units with worksurfaces incorporating an inset stainless steel sink & drainer unit. Space for cooker and fridge freezer, floor mounted boiler, uPVC double glazed window and door to the side.

First Floor

Landing

Doors to both bedrooms and the bathroom, radiator.



Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
Made with Metropex i2024

Bedroom 1

3.65m x 3.62m (12' 0" x 11' 11") UPVC double glazed window to the front and radiator.

Bedroom 2

3.72m x 2.71m (12' 2" x 8' 11") UPVC double glazed window to the rear, radiator and built in storage cupboard.

Bathroom

3 piece suite comprising wc, pedestal sink and panelled bath. Radiator, built in airing cupboard housing the hot water tank, and obscured uPVC double glazed window to the side.

Outside

The rear garden is enclosed by timber fencing to the perimeter with gated access to the side and comprises paved patio, turfed lawn and flower bed borders with a range of plants, shrubs and trees.