

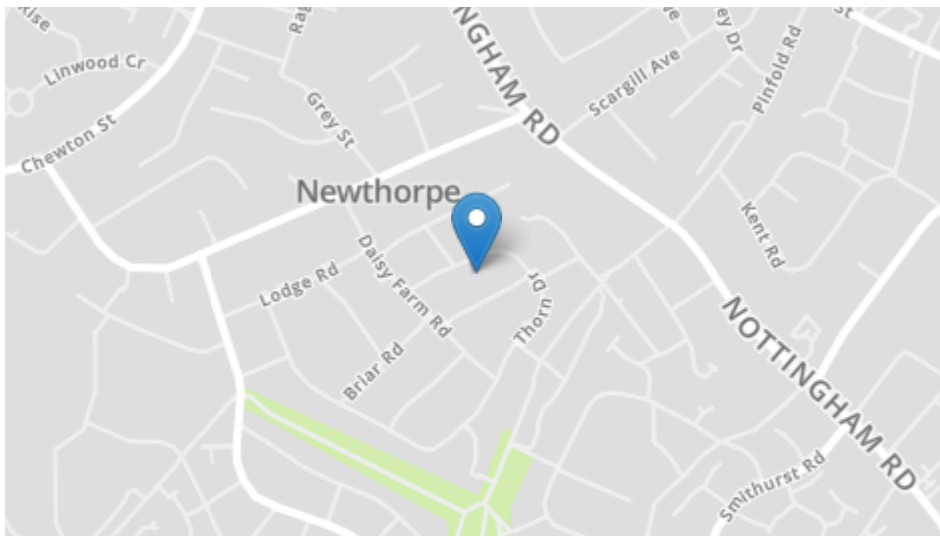
Thorn Drive, Newthorpe, NG16 2BE

Offers Over £220,000



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- Detached Bungalow
- 2 Double Bedrooms
- Wet Room
- Driveway & Garage
- Corner Plot With Gardens To 3 Sides
- Excellent Road & Public Transport Links
- Popular Residential Location
- No Upward Chain

Our Seller says....

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.



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\*\*\* LIFE ON ONE LEVEL! \*\*\* This 2 bed bungalow comes to the market with NO UPWARD CHAIN and offers good space inside & out. With a generous corner plot in the desirable Daisy Farm area of Newthorpe, there is also excellent off street parking provision. The accommodation itself has well proportioned rooms and comprises in brief: lounge/dining room, kitchen, shower room and 2 DOUBLE bedrooms including a range of fitted furniture. Outside, there is a lawned garden to the front and side, with driveways to each aspect providing great off street parking. A secure concrete courtyard to the rear has access to a detached single garage. Looking for that property to move straight into? Then look no further! Call our team to avoid disappointment.

### Porch

UPVC double glazed entrance door and wooden door to the entrance hall.

### Entrance Hall

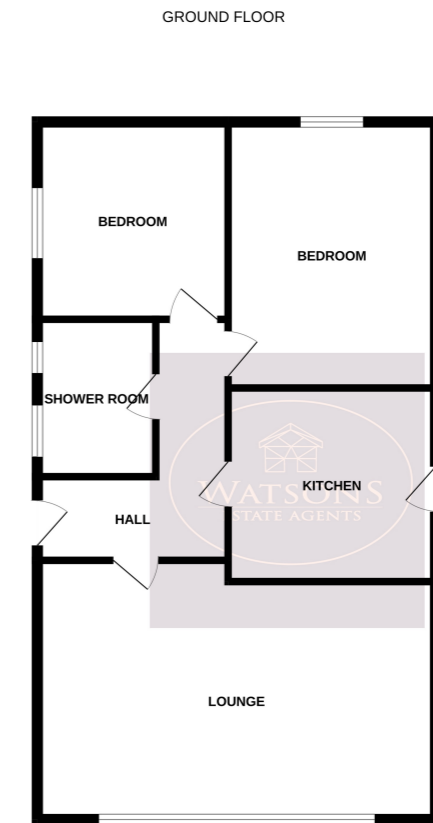
Parquet tiled flooring, access to the attic (partly boarded with power), radiator and doors to all rooms.

### Lounge

6.32m x 3.54m (20' 9" x 11' 7") 2 uPVC double glazed windows to the front and 2 radiators.

### Kitchen

3.42m x 3.02m (11' 3" x 9' 11") A range of matching wall & base units, work surfaces incorporating an inset one & a half bowl stainless steel sink & drainer unit. Integrated waist height electric oven & gas hob with extractor over. Plumbing for washing machine & dishwasher. Tiled flooring, wall mounted boiler, uPVC double glazed window to the side and door to the side.



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 Metropix (2022)

### Bedroom 1

4.19m x 3.37m (13' 9" x 11' 1") UPVC double glazed window to the rear, a range of fitted furniture and radiator.

### Bedroom 2

3.32m x 2.86m (10' 11" x 9' 5") UPVC double glazed window to the front, a range of fitted furniture and radiator.

### Wet Room

3 piece suite comprising WC, wall mounted sink and wall mounted mains fed shower. Radiator and 2 obscured uPVC double glazed windows to the front.

### Outside

To the front and side of the property are turfed lawns and flower bed borders with a range of plants & shrubs. To the front of the property a gravel driveway provides ample off road parking with further parking to the side of the property leading to the carport and detached garage. The rear garden comprises a concrete courtyard which is enclosed by timber fencing to the perimeter with gated access to the side.