

Main Road, Underwood, NG16 5GP

Offers Over £160,000



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Ref - 27783165

- Mid Terrace House
- 2 Double Bedrooms & Loft Room
- Open Plan Kitchen & Dining Room
- Lounge
- 4 Piece Family Bathroom
- Excellent Road Links
- Close to Amenities & Transport Links
- Favoured School Catchment

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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**\*\*\* DECEPTIVELY SPACIOUS \*\*\*** With an extension to the rear, this Victorian terrace offers spacious rooms & a good size garden, rarely found in terrace houses. The property is offered for sale with no upward chain and would suit first time buyers, down-sizers and buy to let investors. The ground floor comprises in brief; lounge, dining room and kitchen fitted with a range of units. On the first floor, the landing leads to 2 double bedrooms and the bathroom which is fitted with a white suite. Stairs from the first floor lead to a loft room allowing for plenty of storage. Outside, the low maintenance rear garden comprises of a patio area with steps leading down to an artificial lawn. The garden is enclosed by a concrete boundary wall and timber fencing with gated access to the rear. Main Road runs through the village of Underwood. The location provides easy access to a convenience store, bus stops and countryside walking trails, perfect for buyers with four legged friends! For more information, or to book your viewing appointment, call our team.

## Ground Floor

### Lounge

3.77m x 3.65m (12' 4" x 12' 0") Composite entrance door, uPVC double glazed window to the front, radiator and door to the inner hallway.

### Inner Hallway

Doors to the lounge and dining room, stairs to the first floor.

### Dining Room

5.44m x 3.67m (17' 10" x 12' 0") UPVC window to the rear, radiator, laminate wood flooring and opening to the kitchen.

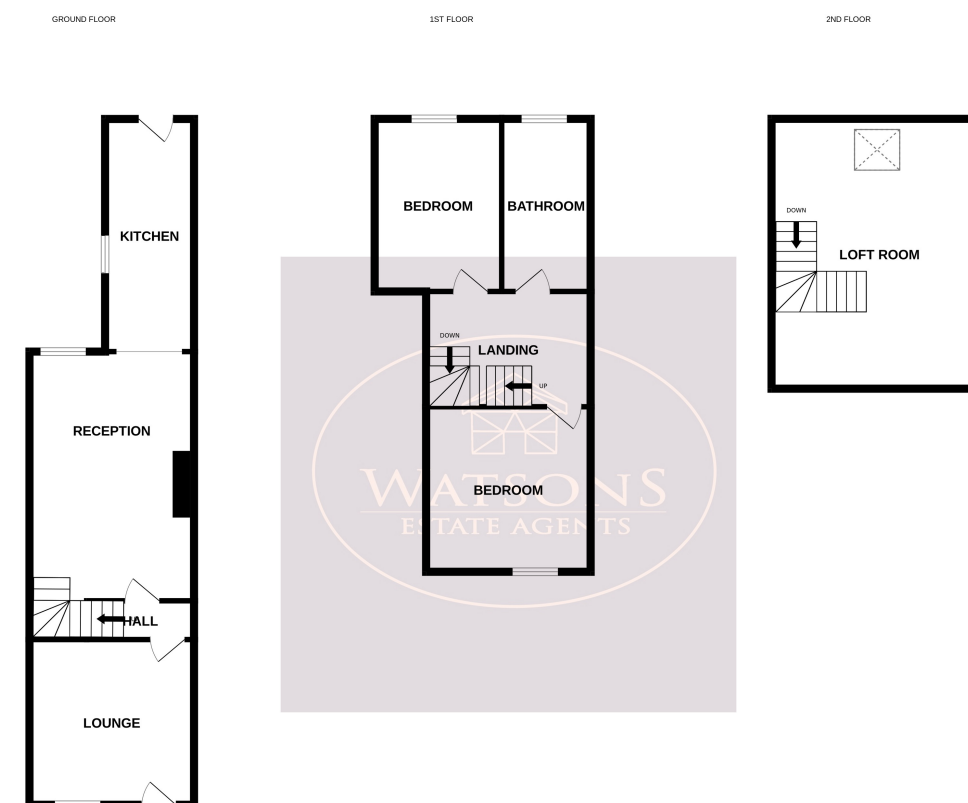
### Kitchen

5.15m x 1.96m (16' 11" x 6' 5") A range of matching high gloss wall & base units, work surfaces incorporating an inset 1.5 bowl stainless steel sink & drainer unit, gas hob with extractor over, integrated electric oven, integrated fridge freezer, uPVC double glazed window to the side, plumbing for dishwasher, spotlights, radiator, door to the rear garden and opening to the dining room.

## First Floor

### Landing

Doors to bedrooms and bathroom, stairs to the loft room.



Whilst every attempt has been made to ensure the accuracy of the floorplans 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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### Bedroom 1

3.74m x 3.7m (12' 3" x 12' 2") UPVC double glazed window to the front & radiator.

### Bedroom 2

3.86m x 2.8m (12' 8" x 9' 2") UPVC double glazed window to the rear & radiator.

### Bathroom

White 4 piece suite comprising of WC, pedestal sink, paneled bath and shower cubicle with mains shower, spotlights, radiator and obscured uPVC double glazed window to the rear.

## Second Floor

### Loft Room

5.98m x 4.71m (19' 7" x 15' 5") Velux window and radiator.

## Outside

The rear garden is enclosed by a concrete boundary wall and timber fencing with gated access to the rear and comprises of a paved patio area with steps leading down to an artificial lawn and timber gate to the rear of the property, with allocated parking for 2 vehicles.