

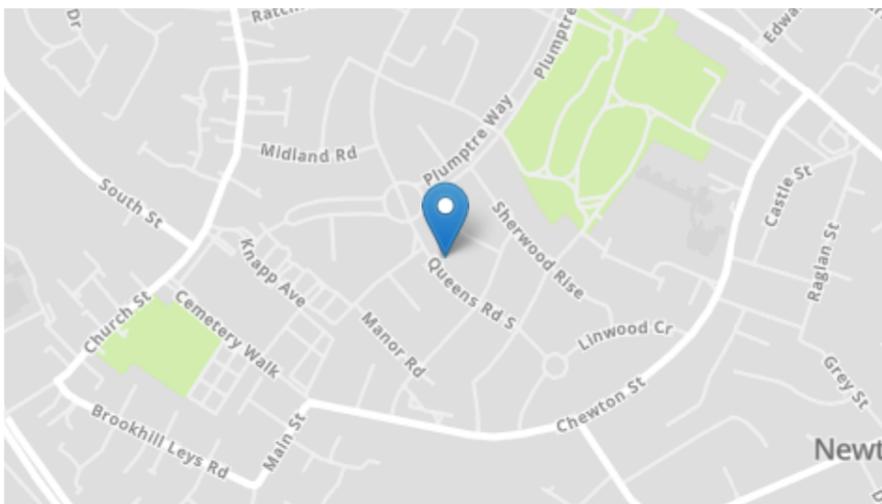
Queens Road South, Eastwood, NG16 3NG

Offers in Region of £220,000



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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 - 30095953

- Terraced Home
- Four Bedrooms
- Spacious Lounge
- Modern Fitted Dining Kitchen
- Three Piece Bathroom Suite
- Well Presented Throughout
- Ample Off Road Parking
- Enclosed Low Maintenance Rear Garden
- Great Road & Transport Links
- Close To Amenities & Schools

Our Seller says....

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

0115 938 5577
8am-8pm - 7days

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.





*** A SUPERB HOME WITH EXTRA SPACE ON QUEENS ROAD SOUTH! *** This well presented semi detached home offers spacious and versatile accommodation set over three floors, making it an ideal purchase for families or buyers looking for additional living space. The property benefits from great road and transport links including easy access to the M1 and A610, while also being conveniently located close to local amenities. The accommodation comprises an entrance hallway with useful storage, leading through to a spacious lounge with bay window to the front, creating a bright and comfortable living space. To the rear is a modern fitted dining kitchen with a range of units and integrated appliances, offering plenty of room for family dining and entertaining, with French doors opening onto the rear garden. To the first floor there are three bedrooms along with a family bathroom fitted with a modern three piece suite. Stairs lead to the second floor where a generous fourth bedroom provides excellent additional space, ideal for families needing extra room, guests, or those working from home. Externally, the property benefits from ample off road parking to the front, while to the rear is an enclosed low maintenance garden featuring patio, artificial lawn and raised decked seating area, creating a private outdoor space perfect for relaxing or entertaining. Well maintained throughout and offering flexible living space in a convenient location, this fantastic home is not to be missed. Contact our team today to arrange your viewing. 0115 938 5577 (Option 2)

Ground Floor

Entrance Hall

Composite entrance door with stairs to first floor with understairs storage, and storage cupboard.

Lounge

4.10m x 3.57m (13' 5" x 11' 9") UPVC double glazed bay window to the front, radiator and laminate wood flooring.

Dining Kitchen

5.49m x 3.30m (18' 0" x 10' 10") A range of wall and base units with worksurfaces incorporating a stainless steel sink & drainer unit. Integrated appliances including electric oven, 5 ring gas hob with extractor over, microwave and plumbing for dishwasher. UPVC double glazed window to the rear, tiled flooring and ceiling spotlights, with French doors to the rear garden.

First Floor

First Floor Landing

Doors to three bedrooms and bathroom and stairs leading to loft room.

Bedroom 1

4.26m x 3.55m (14' 0" x 11' 8") UPVC double glazed window to the front, storage cupboard and radiator.



Bedroom 2

4.26m x 2.57m (14' 0" x 8' 5") UPVC double glazed window to the rear, storage cupboard, radiator and wall mounted combination boiler.

Bedroom 3

2.64m x 2.35m (8' 8" x 7' 9") UPVC double glazed window to the front and radiator.

Bathroom

White 3 piece suite comprising wc, vanity sink, panel bath with mains fed shower over. Chrome heated towel rail and obscured uPVC double glazed window to the rear.

Loft

Loft Room

4.79m x 4.03m (15' 9" x 13' 3") Velux windows and radiator.

Outside

To the front of the property is a tarmac driveway giving access to the entrance door and timber gate to the side, giving access to the rear garden. The rear garden features a paved patio seating area with stone steps leading down to artificial lawn areas and gravel pathway, which leads to the timber shed. To the rear is a raised, tiered decked seating area and the garden is palisaded by timber fencing.