

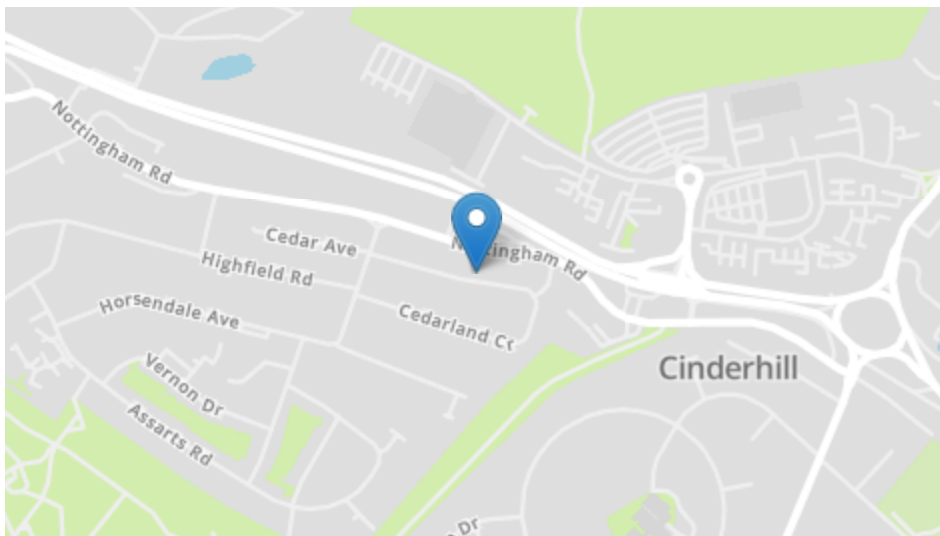
Cedarland Crescent, Nuthall, NG16 1AG

£400,000



Cedarland Crescent, Nuthall, NG16 1AG

£400,000



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 - 27910373

- Extended Detached Family Home
- 4 Bedrooms
- 2 Reception Rooms
- Downstairs WC
- Driveway & Carport
- Ease of Access to A610 & M1
- Excellent Road & Public Transport Links Including Tram
- Favoured School Catchments

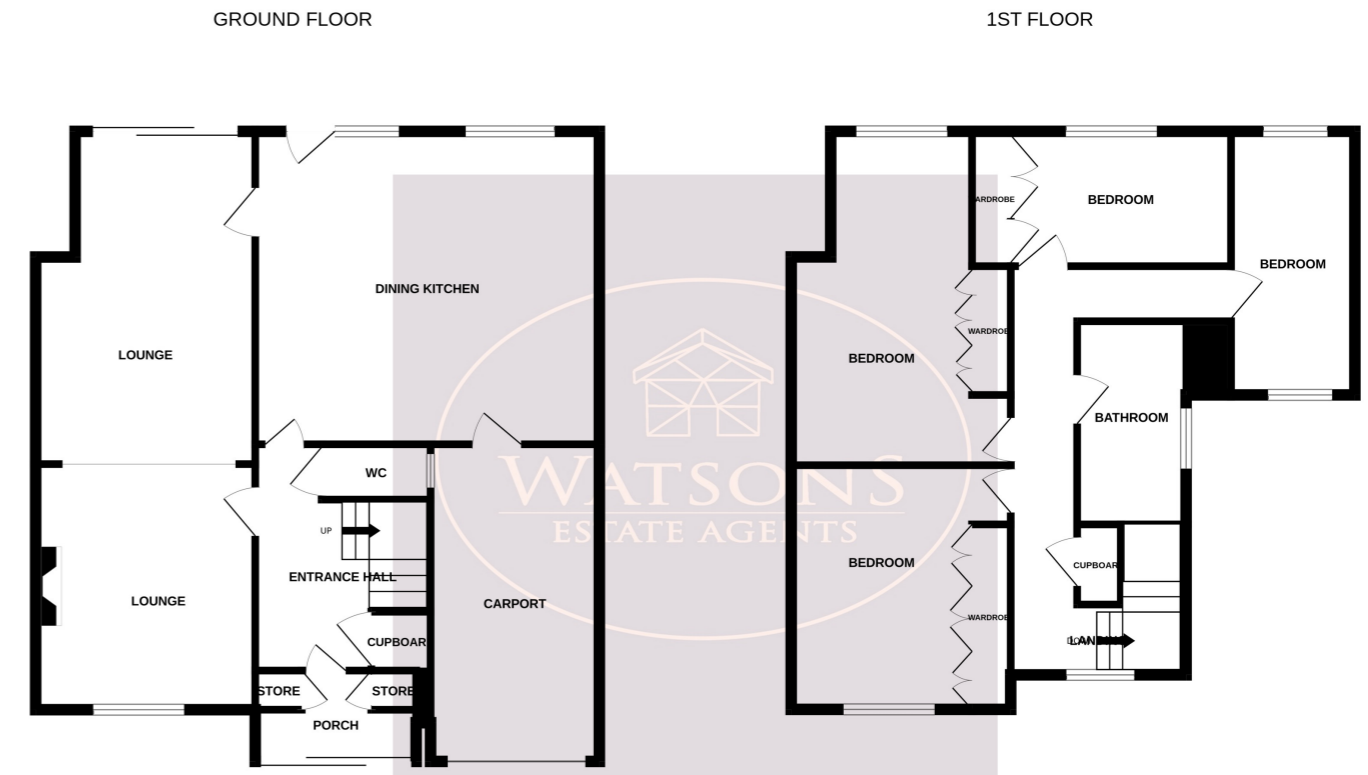
Our Seller says....

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.



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

0115 938 5577
8am-8pm - 7days



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 ©2024

*****CAN YOU 'CEDAR' YOURSELF LIVING HERE!***** A beautifully maintained and extended four bedroom detached family home located on the popular 'Horsendale' estate in Nuthall. Benefiting from a modern fitted dining kitchen, two reception rooms, generous bedrooms, mature garden, driveway and garage. Briefly comprising; entrance hallway, downstairs wc, lounge, dining room, dining kitchen. To the first floor, four bedrooms and family bathroom. Outside to the front is a spacious driveway providing off road parking, along with a garage. The rear garden is mature and privately enclosed. Located on the well regarded 'Horsendale' estate, the property lies in favoured school catchment, with excellent nearby transport links to the city, and the nearby town of Kimberley offering an array of amenities. Contact Watsons today to arrange your viewing.

Ground Floor

Porch

UPVC sliding patio doors to the front, 2 storage cupboards and door to the entrance hall.

Entrance Hall

Parquet tiled flooring, under stairs storage cupboard, stairs to the first floor with feature stained glass window to the side. Doors to the WC, lounge and dining kitchen.

WC

WC, sink unit and obscured uPVC double glazed window to the side.

Lounge

9.37m x 3.41m (3.04m min) (30' 9" x 11' 2") UPVC double glazed window to the front, radiator, feature fire surround with open fire & traditional dog grate. Open to the dining area.

Dining Area - UPVC double glazed sliding door to the rear garden and radiator.

Dining Kitchen

4.89m x 4.16m (16' 1" x 13' 8") A range of matching wall & base units, granite work surfaces incorporating an inset sink & drainer unit. Integrated appliances to include: double electric oven & induction hob with extractor over, fridge freezer and dishwasher. 2 uPVC double glazed windows to the rear, Amtico flooring, door to the rear garden and door to the car port.

First Floor

Landing

UPVC double glazed window to the front, galleried landing, storage cupboard and doors to all bedrooms and bathroom.

Bedroom 1

5.06m (2.34m min) x 3.45m (16' 7" x 11' 4") UPVC double glazed window to the rear, radiator and a range of fitted furniture.

Bedroom 2

3.81m x 3.42m (12' 6" x 11' 3") UPVC double glazed window to the front, radiator and fitted wardrobes.

Bedroom 3

3.47m x 2.22m (11' 5" x 7' 3") UPVC double glazed window to the rear, fitted wardrobes and radiator.

Bedroom 4

3.99m x 1.91m (13' 1" x 6' 3") UPVC double glazed windows to the front & rear, radiator.

Bathroom

3.11m x 1.69m (10' 2" x 5' 7") 4 piece suite comprising WC, pedestal sink unit, bath and shower cubicle with mains fed shower over. Obscured uPVC double glazed window to the side and radiator.

Outside

To the front of the property, a tarmac driveway provides ample off road parking leading the up & over door leading to the car port. The low maintenance rear garden comprises a paved patio, turfed lawn, flower bed borders with a range of plants & shrubs and timber built summer house. The garden is enclosed by timber fencing to the perimeter.