



Guide Price £290,000-£300,000

Wisteria Road, Burton Joyce, Nottingham NG14 5JA

EPC Rating B



Immaculately presented detached modern home, well positioned for a whole range of amenities including large supermarkets and schools as well as easy access on to the Colwick Loop Road (A612).

In brief, the accommodation comprises an entrance lobby, living room, inner hallway, WC and beautiful kitchen diner at the rear fitted with a range of units, quartz work surface, built in oven, hob, stainless steel extractor. integrated fridge freezer, dishwasher and washer dryer. French doors lead to the enclosed rear garden which is laid to lawn with decked and paved patio areas, outside tap, power points and gated access at the side. To the first floor is a landing with airing cupboard, a bathroom and three good size bedrooms with an en-suite shower room and fitted wardrobes to the master bedroom. To the front is parking for a couple of vehicles and an integral garage with an up and over door.

- Freehold

ENTRANCE 4' 9" x 3' 6" (1.45m x 1.07m)

LIVING ROOM 16' 3" x 10' 4" maximum measurements, into recess (4.95m x 3.15m)

WC 4' 8" x 3' 2" (1.42m x 0.97m)

KITCHEN/DINER 18' 8" x 7' 7" (5.69m x 2.31m)

BEDROOM ONE 14' 3" x 9' 7" maximum measurements, into recess (4.34m x 2.92m)

EN-SUITE 6' 11" x 4' 4" (2.11m x 1.32m)

BEDROOM TWO 11' 3" x 8' 9" (3.43m x 2.67m)

BEDROOM THREE 9' 9" x 7' 10" (2.97m x 2.39m)

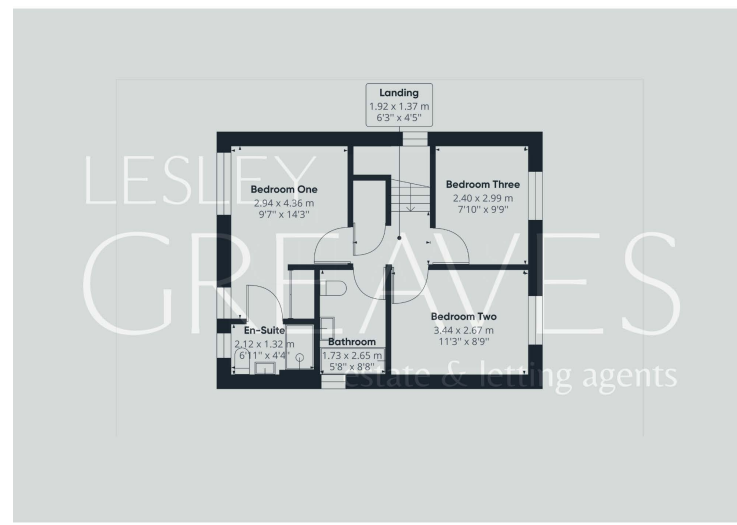
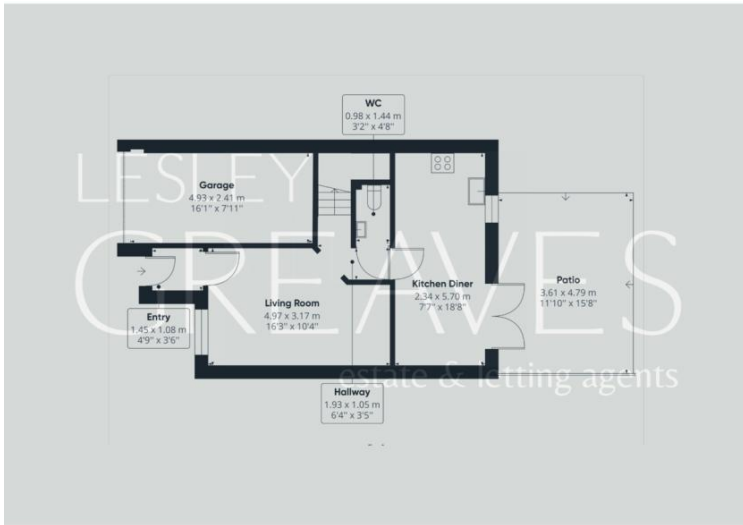
BATHROOM 8' 8" x 5' 8" (2.64m x 1.73m)

GARAGE 16' 1" x 7' 11" (4.9m x 2.41m)



# LESLEY GREAVES

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.



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