



**33 Leeway Road, Southwell, Nottinghamshire,
NG25 0BX**

£227,500
Tel: 01636 816200

 **RICHARD
WATKINSON
PARTNERS**
Surveyors, Estate Agents, Valuers, Auctioneers

- Detached Bungalow
- Excellent Scope For Refurbishment
- Kitchen With Breakfast Area Off
- 2 Double Bedrooms
- Driveway & Carport
- No Upward Chain
- Convenient Location
- Lounge
- Shower Room
- Mature Gardens

ACCOMMODATION

A uPVC double glazed entrance door leads to the entrance porch.

PORCH

Having a door into the carport and a door into the kitchen.

KITCHEN

Fitted with a range of base and wall units with an inset stainless steel sink and space for appliances including plumbing for a washing machine and gas/electric cooker point. There is a window to the side elevation, a door into the inner hallway and a door into the breakfast room.

BREAKFAST ROOM

Having a window to the front elevation and a door into the lounge.

LOUNGE

A well proportioned room with double glazed window to the front elevation, a central heating radiator and a fireplace housing a gas fire.

INNER HALLWAY

Having access hatch to the roof space and doors off to rooms.

BEDROOM ONE

A double bedroom with central heating radiator and a double glazed window to the rear elevation

BEDROOM TWO

With central heating radiator and a double glazed window to the rear elevation.

SHOWER ROOM

Comprising a walk-in shower cubicle with Mira shower, a pedestal wash hand basin, low flush wc, tiled splashbacks, a central heating radiator and a double glazed obscured window to the side (carport)

DRIVEWAY AND CARPORT

Driveway parking to the front of the plot leads, via a roller door to the covered carport to the rear (limited width to the rear)

GARDENS

The property occupies a mature plot with lawned frontage and access to the rear garden via the carport. The rear garden includes lawned areas and block paved pathways plus raised planted beds.

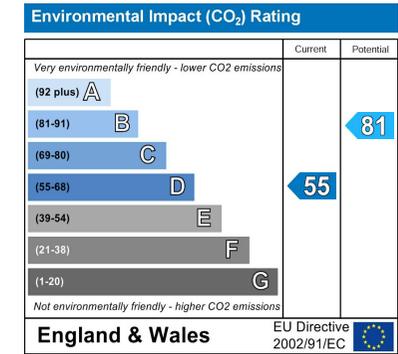
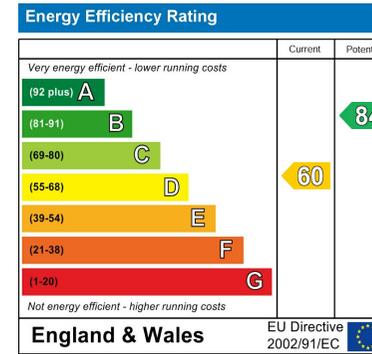
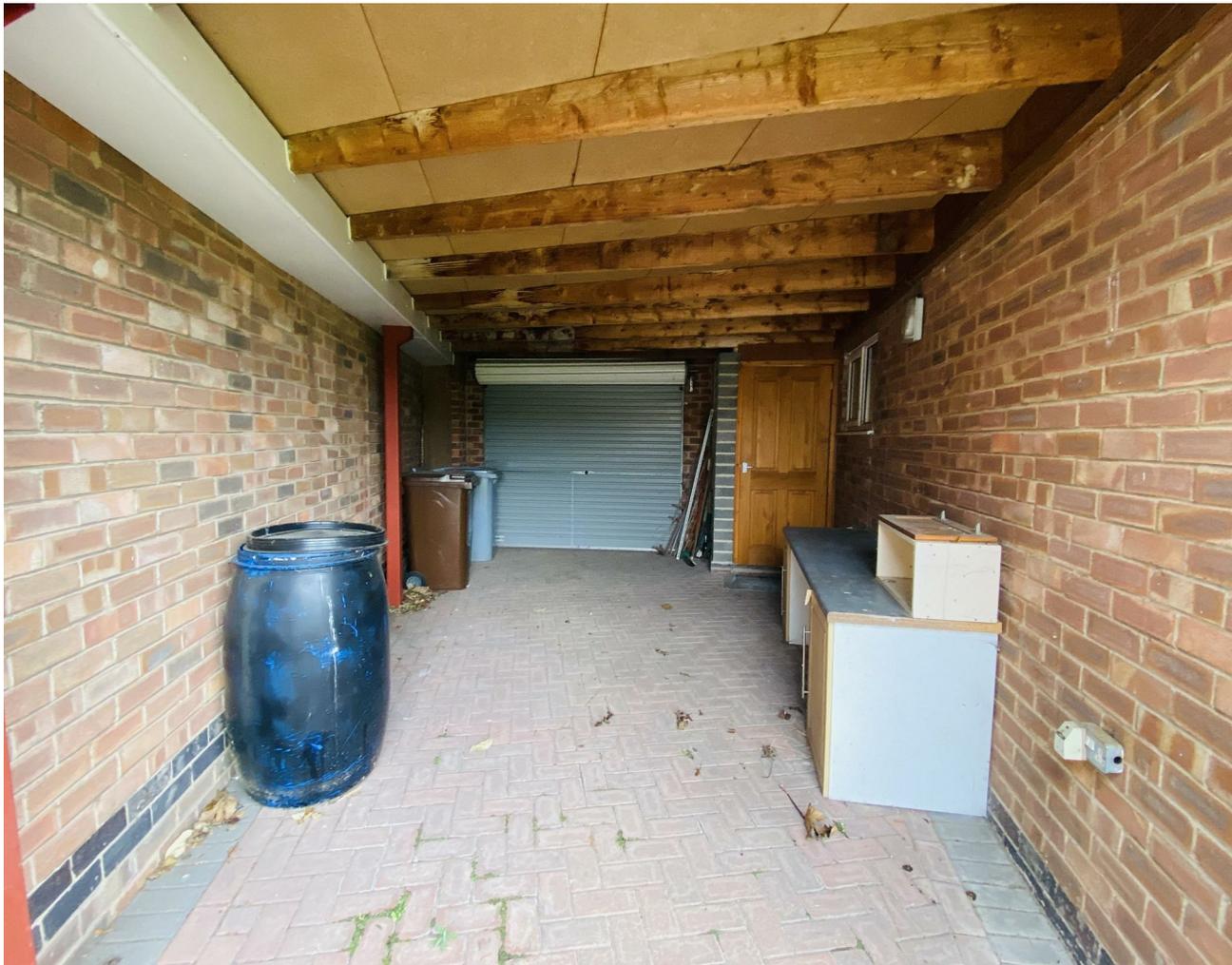
COUNCIL TAX BAND

The property is registered as council tax band C





Floorplan to follow



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Thinking of selling? For a FREE no obligation quotation call 01636 816200



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