

HoldenCopley

PREPARE TO BE MOVED

Farnsfield Avenue, Burton Joyce, Nottinghamshire NG14 5GF

Guide Price £190,000 - £200,000

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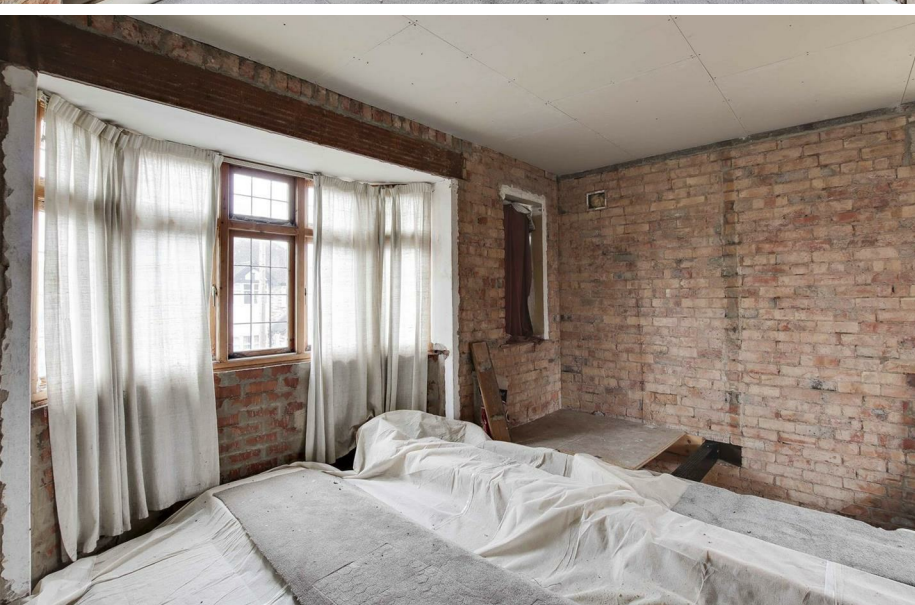
GUIDE PRICE £190,000 - £200,000

LOOKING FOR A PROJECT?...

This two bedroom semi-detached house would be the ideal purchase for anyone looking to take on a renovation project. The property benefits from being sold to the market with no upward chain and already has planning permission for a potential extension! Situated in a desirable village location within reach of many local amenities such as shops, eateries, great schools, transport links into the City Centre and is just a short distance from the Rive Trent. To the ground floor is an entrance hall, a living room, a kitchen, a hall way and a three piece bathroom suite and to the first floor are two double bedrooms. Outside to the front of the property a large driveway, a car point and gated access to the rear garden. To the rear is a private enclosed garden with additional off road parking.

MUST BE VIEWED





- Semi-Deatched
- Two Bedrooms
- Spacious Living Room
- Kitchen
- Ground Floor Bathroom
- Private Enclosed Garden
- Off Road Parking
- Planning Permission
- No Upward Chain
- Plenty Of Potential





GROUND FLOOR

Entrance Hall

The entrance hall has a window to the side elevation and provides access into the accommodation

Living Room

The living room has a bay window to the front elevation

Kitchen

The kitchen has wood effect flooring, fitted base units with rolled edge worktops, a sink with stainless steel taps and a drainer, space and plumbing for a washing machine, space for a dishwasher, space for an under the counter fridge and a window to the rear elevation

Hall

The hall has under the stairs storage and a single door leading to the side elevation

Bathroom

The bathroom has a low level flush W/C, a floating wash basin, a corner fitted shower enclosure with a wall mounted electric shower and two windows to the rear and side elevation

FIRST FLOOR

Room One

The first room has a single window and bay window to the front elevation

Room Two

The second room has three windows to the side and rear elevation

OUTSIDE

Front

To the front of the property is a large driveway providing ample off road parking for three cars and a car port

Rear

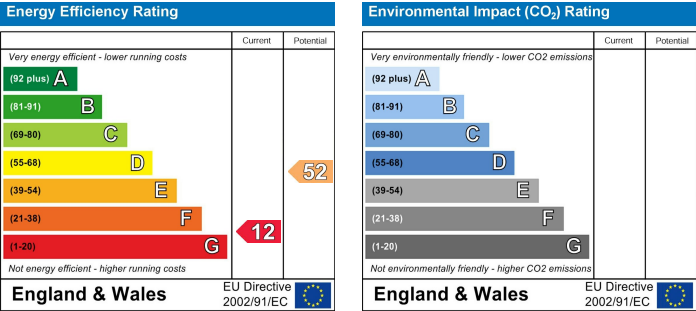
To the rear of the property is a private enclosed garden with a lawn, panelled fencing, a hedged boarder, two sheds and additional off road parking

DISCLAIMER

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Approx. Gross Internal Area of the Ground floor:
295.04 Sq Ft - 27.41 Sq M
Approx. Gross Internal Area of the Entire Property:
602.46 Sq Ft - 55.97 Sq M

All sizes and areas are approximate and for identification only. Not to scale.
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Approx. Gross Internal Area of the 1st floor:
307.42 Sq Ft - 28.56 Sq M
Approx. Gross Internal Area of the Entire Property:
602.46 Sq Ft - 55.97 Sq M

All sizes and areas are approximate and for identification only. Not to scale.
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