

HoldenCopley

PREPARE TO BE MOVED

Oakfield, Radcliffe-On-Trent, Nottinghamshire NG12 2AL

£374,950

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STUNNING VIEWS...

This four bedroom semi detached home is set over three stories providing ample accommodation for any growing families whilst offering stunning unspoilt views. The property also benefits from a garage conversion to provide spacious living areas. Situated in a private development with gated access in the sought after location of Radcliffe-on-Trent, which is host to a range of local amenities such as shops, eateries and excellent transport links as well as being within catchment to great schools. To the ground floor of the property are two reception rooms, a stylish kitchen diner, a storage room and a ground floor W/C. To the first floor of the property are three double bedrooms serviced by a four piece bathroom suite. Upstairs on the second floor is a further double bedroom complete with a dressing area and a shower room en-suite. Outside to the front of the property is a driveway to provide off road parking and to the rear of the property is a private landscaped garden with a paved patio area, and wooden pergola - perfect for entertaining.

MUST BE VIEWED





- Semi Detached House
- Four Double Bedrooms
- Two Bathrooms
- Two Reception Rooms
- Modern Kitchen
- Off Road Parking
- Private Rear Garden
- Well Presented
- Sought After Location
- Must Be Viewed





GROUND FLOOR

Entrance Hall

The entrance hall has a radiator, carpeted stairs, a wall mounted security alarm unit, recessed spotlights and a composite front door providing access into the accommodation

W/C

2'11" x 8'2" (0.9 x 2.5)

This space has a low level dual flush W/C, a wall mounted wash basin, a radiator, tiled splash back and an extractor fan

Living Room

12'5" x 16'8" (3.8 x 5.1)

The living room has a TV point, a vertical radiator, recessed spotlights, wood framed triple glazed doors to access the patio and open plan to the dining room

Dining Room

13'1" x 8'10" (4.0 x 2.7)

The dining room has a radiator, a UPVC triple glazed window to the side elevation and access into the storage area

Storage

1'11" x 8'10" (0.6 x 2.7)

This space has a wall mounted boiler, lighting, power points and space for a fridge freezer

Kitchen Diner

11'9" x 12'1" (3.6 x 3.7)

The kitchen diner has a range of fitted base and wall units with wooden countertops, a ceramic sink and a half with a drainer and a movable mixer tap, an integrated oven with a gas hob and extractor hood, an integrated fridge freezer, an integrated microwave, an integrated dishwasher, partially tiled walls, space for a dining table, a radiator, a wall mounted electrical switchboard, recessed spotlights and UPVC triple glazed windows to the front and side elevations

FIRST FLOOR

Landing

The landing has carpeted flooring, a radiator, an in-built cupboard and provides access to the first floor accommodation

Bedroom One

12'9" x 12'9" (3.9 x 3.9)

The main bedroom has carpeted flooring, two in-built cupboards, a radiator and UPVC triple glazed French doors to the rear elevation leading to a Juliet balcony providing unspoilt views of the surrounding countryside

Bedroom Two

8'10" x 11'9" (2.7 x 3.6)

The second bedroom has carpeted flooring, a radiator and a UPVC triple glazed window to the rear elevation

Bedroom Three

12'9" x 14'5" (3.9 x 4.4)

The third bedroom has carpeted flooring, a TV point, a radiator and a UPVC triple glazed window to the front elevation

Bathroom

9'10" x 8'10" (3.0 x 2.7)

The bathroom has tiled flooring, a low level dual flush W/C, a pedestal wash basin, a panelled bath, a shower enclosure with a wall mounted shower fixture and glass shower screen, two chrome heated towel rails, partially tiled walls, a power point, recessed spotlights, an extractor fan, a loft hatch and two Velux windows

SECOND FLOOR

Upper Landing

The landing has carpeted flooring and provides access to the second floor accommodation

Bedroom Four

12'1" x 14'1" (3.7 x 4.3)

The fourth bedroom has carpeted flooring, recessed spotlights, a radiator, a UPVC triple glazed window to the front elevation and access to a dressing area and an en-suite

Dressing Area

The dressing area has carpeted flooring, recessed spotlights, a fitted sliding door wardrobe and a hatch to access a boarded loft

En-Suite

11'9" x 5'6" (3.6 x 1.7)

The en-suite has tiled flooring, a low level dual flush W/C, a pedestal wash basin with stainless steel mixer taps, a shower enclosure with a wall mounted shower fixture and glass shower screen, a chrome heated towel rail, an in-built cupboard, partially tiled walls, an extractor fan, recessed spotlights and two Velux windows

OUTSIDE

Front

To the front of the property is a driveway to provide off road parking, various shrubs and courtesy lighting

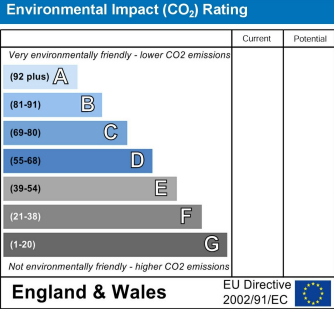
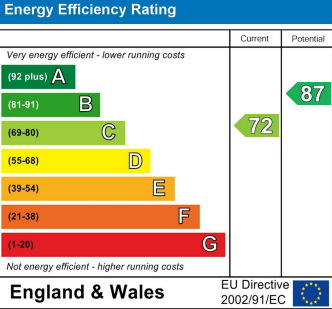
Rear

To the rear of the property is a private landscaped garden with an artificial lawn, a paved patio area with wooden pergola, various plants and shrubs, panelled fencing and courtesy lighting

DISCLAIMER

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Approx. Gross Internal Area of the 2nd floor:
303.22 Sq Ft - 28.17 Sq M
Approx. Gross Internal Area of the Entire Property:
1481.54 Sq Ft - 137.64 Sq M



Approx. Gross Internal Area of the Ground floor:
547.24 Sq Ft - 50.84 Sq M
Approx. Gross Internal Area of the Entire Property:
1481.54 Sq Ft - 137.64 Sq M

Approx. Gross Internal Area of the 1st floor:
631.09 Sq Ft - 58.63 Sq M
Approx. Gross Internal Area of the Entire Property:
1481.54 Sq Ft - 137.64 Sq M

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