



6 Violet Avenue
Newthorpe NG16 2BL

£210,000



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Nestled in the charming area of Violet Avenue, Newthorpe, this delightful two bedrooom detached bungalow offers driveway parking & private rear garden. The property consists of breakfast kitchen, lounge, conservatory, two double bedrooms & bathroom. Outside is a private enclosed rear garden perfect for summer evenings.

Set in a tranquil neighbourhood, this home is not only a comfortable living space but also a gateway to the local community. With nearby amenities and transport links, you will find everything you need within easy reach.

This bungalow on Violet Avenue is a wonderful opportunity for those looking to settle in a peaceful yet accessible location. Don't miss the chance to make this charming property your new home.

Offered to the market with no upward chain, viewings are highly recommended.





Newthorpe

Situated in the very popular area of Newthorpe with Ikea retail park close by. Good road links with A610 & M1 Motorway within easy reach.

Entrance Hallway

Double glazed door to side elevation into hallway, doors off, coving to ceiling, cupboard housing meters, radiator & fitted carpet.

Lounge

13'11" x 11'11" (4.24m x 3.63m)

Double glazed window to the front elevation, brick fireplace with tiled hearth housing gas fire, coving to ceiling, TV point, radiator & fitted carpet.

Fitted Breakfast Kitchen

10'8" x 9'3" (3.25m x 2.82m)

Double glazed window to the rear elevation, double glazed door to the side elevation, wall & base units with laminate worktop over, stainless steel sink & drainer with mixer tap, tiled splash backs, built in electric oven & gas hob with extractor over, plumbed for washing machine, space for fridge/freezer, tall storage cupboard, coving to ceiling, radiator & vinyl flooring.

Conservatory

9'1" x 8'9" (2.77m x 2.67m)

Double glazed patio doors into second bedroom, double glazed windows, double glazed French doors to the rear garden, polycarbonate roof, wall lights, radiator & fitted carpet.

Bedroom One

11'11" x 8'11" (3.63m x 2.72m)

Double glazed window to the front elevation, fitted wardrobes & matching dresser, radiator & fitted carpet.

Bedroom Two

10'11" x 10'10" (3.33m x 3.30m)

Double glazed patio doors to conservatory, coving to ceiling, radiator & fitted carpet.

Bathroom

7'4" x 5'5" (2.24m x 1.65m)

Frosted double glazed window to the rear elevation, three piece suite comprising panelled bath with electric shower over, low flush WC, pedestal wash hand basin, loft hatch & ladders, heated towel rail, fully tiled walls & flooring.

Outside

Rear Garden

Paved patio area, cold water tap, lawn area, outbuilding & wooden shed, fence & hedge boundary.

Frontage

Gravelled frontage with tarmac driveway leading to carport & rear of property.

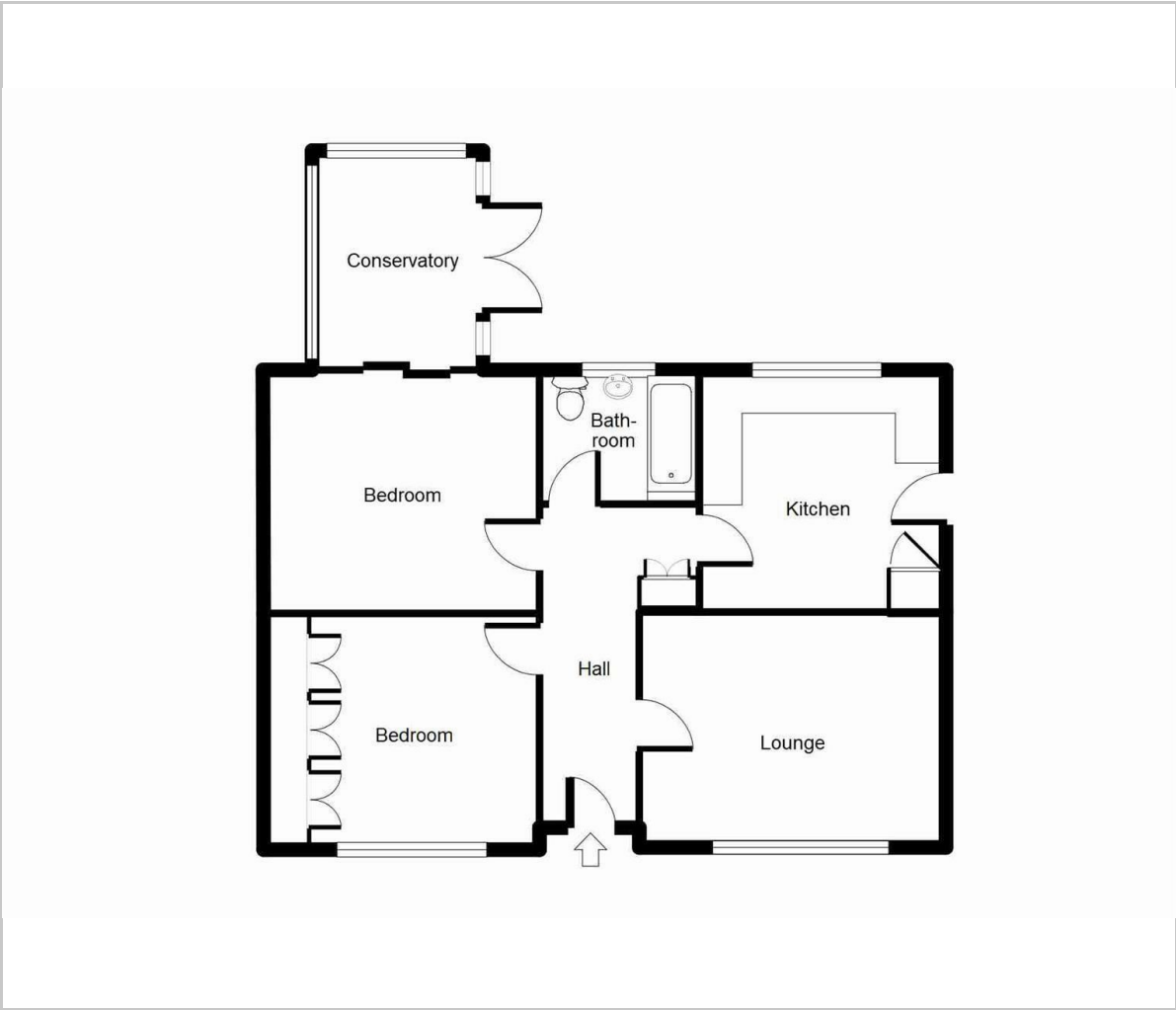
Note

Boiler is located in the loft & has been serviced each year (6 yrs old)

Council Tax

Broxtowe C

Floor Plan



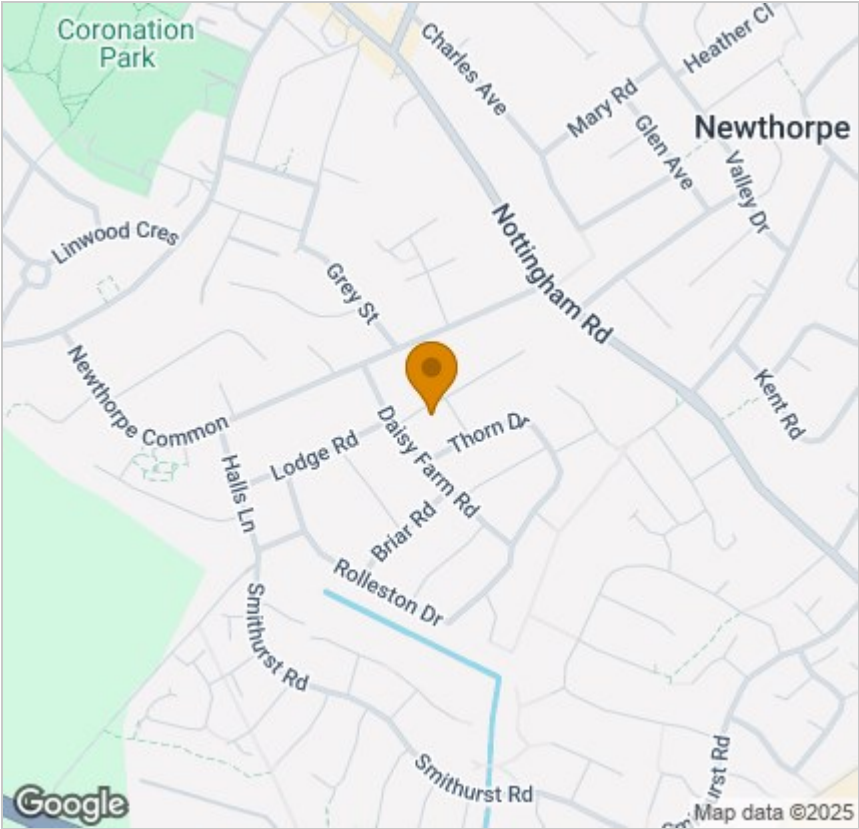
Viewing

Please contact our Eastwood Office on 01773 535535 if you wish to arrange a viewing appointment for this property or require further information.

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2 Alexandra Street, Eastwood, Nottinghamshire, NG16 3BD
Tel: 01773 535535 Email: property@charlesnewton.co.uk www.charlesnewton.co.uk

Area Map



Energy Efficiency Graph

