

Harker Close, Hucknall, Nottingham, NG15 6XF Offers Over £245,000 Freehold



Harker Close, Hucknall

3 Bedrooms, 2 Bathroom

Offers Over £245,000

• Contemporary Three Bedroom Semi-

Detached House

- No Onward Chain
- Generous Plot
- High Quality Finish
- Sought After Development
- Double Length Tandem Driveway
- Master Bedroom With En-Suite

Situated within this sought after and popular development this contemporary three bedroom semi-detached house affords a spacious interior and high quality finish throughout. Situated on a good sized plot the accommodation comprises of a large entrance hall, cloakroom, modern fitted kitchen/diner and living room with French Doors to the rear garden on the ground floor. To the first floor the master bedroom has an en-suite shower room, two further well

Score	Energy rating		Current	Potential
92+	Α			95 A
81-91	В		84 B	
69-80	C			
55-68	D			
39-54	E			
21-38	F			
1-20		G		







proportioned bedrooms and a modern fitted bathroom. Externally, there is an enclosed rear garden and a double length tandem driveway to the side provides off road parking. Being offered to the market with no onward chain, early viewing is strongly recommended.

HALLWAY 16' 4" x 3' 11" (4.98m x 1.19m) Accessed via an external door with wood effect flooring, wall mounted radiator, stairs rising to the first floor, under stairs storage cupboard with washing machine plumbing and ceiling light.

CLOAKROOM With a low flush w.c., pedestal wash hand basin, wood effect flooring, wall mounted radiator, opaque uPVC double glazed window to the front elevation and ceiling light.

KITCHEN/DINER 16' 5" x 9' 4" (5m x 2.84m) Comprising of a range of high and low level units with a squared edge worktop over incorporating a one and half bowl stainless steel sink and drainer and upstand, integrated fridge, freezer, electric oven and inset gas hob with extractor hood over and stainless steel splash back, wood effect laminate flooring, wall mounted radiator, uPVC double glazed window to the front elevation, ceiling light and fitted ceiling spotlights.

LIVING ROOM 17' 3" x 11' 4" (5.26m x 3.45m) With wood effect laminate flooring, uPVC double glazed window and French Doors to the rear garden, two vertical column radiators and ceiling light.

LANDING With fitted carpet, airing cupboard, loft hatch and ceiling light.

MASTER BEDROOM 11' 3" x 9' 3" (3.43m x 2.82m) With wood effect laminate flooring, uPVC double glazed window to the front elevation, wall mounted radiator and ceiling light.

EN-SUITE Comprising of a shower enclosure you a mains fed mixer bar shower, low flush w.c., pedestal wash hand basin, floor and part wall tiling, chrome heated towel rail and fitted ceiling spotlight.

BEDROOM TWO 14' 6" x 9' 4" (4.42m x 2.84m) With wood effect laminate flooring, uPVC double glazed window to the rear elevation, wall mounted radiator and ceiling light.

BEDROOM THREE 10' 5" x 7' 8" (3.18m x 2.34m) With wood effect laminate flooring, uPVC double glazed window to the rear elevation, wall mounted radiator and ceiling light.

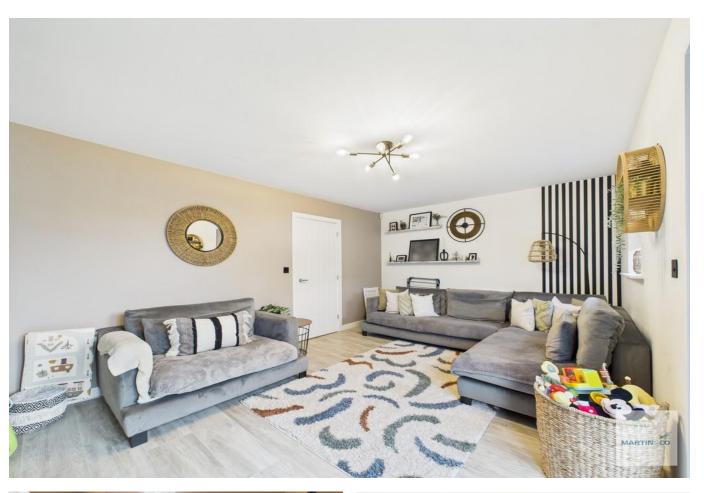
BATHROOM Comprising of a panelled bath with chrome mixer tap and shower riser over, low flush w.c., half pedestal wash hand basin, wood effect flooring, part wall tiling, chrome heated towel rail, opaque uPVC double glazed window to the front elevation and fitted ceiling spotlights.

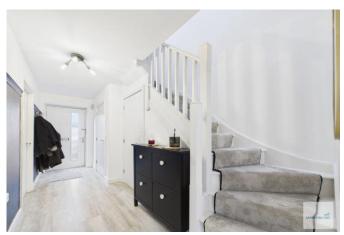
EXTERNAL With an enclosed rear garden which is laid to lawn with a paved patio area, fenced boundary and secure gate access. To the front is a garden with a range of shrubs and a tandem length double driveway





to the side.



















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