



Springfield Gardens
Ilkeston

burchell
edwards

Springfield Gardens Ilkeston DE7 8HY

for sale offers over
£180,000



Property Description

Situated in a popular and established residential location on Springfield Gardens, Ilkeston, this three-bedroom semi-detached home presents an excellent opportunity for buyers looking to put their own stamp on a property.

The accommodation comprises an entrance hallway leading to two spacious reception rooms, offering versatile living and dining space, together with a fitted kitchen and useful side porch, providing additional storage and access to the rear garden. To the first floor are three well-proportioned bedrooms and a family bathroom.

Externally, the property benefits from a driveway providing off-road parking to the front leading to a garage, whilst to the rear there is an enclosed garden, offering ample space for outdoor entertaining, family activities or further landscaping improvements.

Requiring a degree of modernisation and cosmetic improvement throughout, this property offers fantastic potential for first-time buyers, families, investors or anyone seeking a project in a sought-after area close to local amenities, schools and transport links.

Please note that the AML Fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Front Elevation

Set back from the road with a block paved driveway that provides ample parking and side access through the lean-to porch.

Entrance Hall

UPVC door to the front elevation, carpet flooring and radiator.

Lounge

UPVC double glazed window to the front elevation, multi-fuel burner, carpet flooring, radiator and open plan to;

Dining Room

UPVC double glazed patio door to the rear, carpet flooring and radiator.

Kitchen

Fitted with base units that incorporates a stainless-steel sink & drainer with mixer tap, partly tiled splashbacks, space for cooker, radiator, UPVC double glazed window to the rear elevation and wooden door to the side leading to the porch lean-to.

Lean-To

UPVC door to the front leading from the driveway, door to the rear leading to the garden, W.C and block paving.

Landing

UPVC double glazed window to the side elevation, loft access, carpet flooring and radiator.

Bedroom One

UPVC double glazed window to the front elevation, fitted wardrobes, carpet flooring and radiator.

Bedroom Two

UPVC double glazed window to the rear elevation, carpet flooring and radiator.

Bedroom Three

UPVC double glazed window to the front elevation, carpet flooring and radiator.

Bathroom

Fitted with bath with mixer tap, pedestal wash hand basin, W.C, airing cupboard, partly tiled splashbacks and wood floorboards.

Rear Elevation

A spacious and secure rear garden that offers a range of trees, bushes, shrubs and plants with seated patio, pebbled and lawned areas with a secure fenced boundary.

Garage

With double wooden doors, electric and lighting.

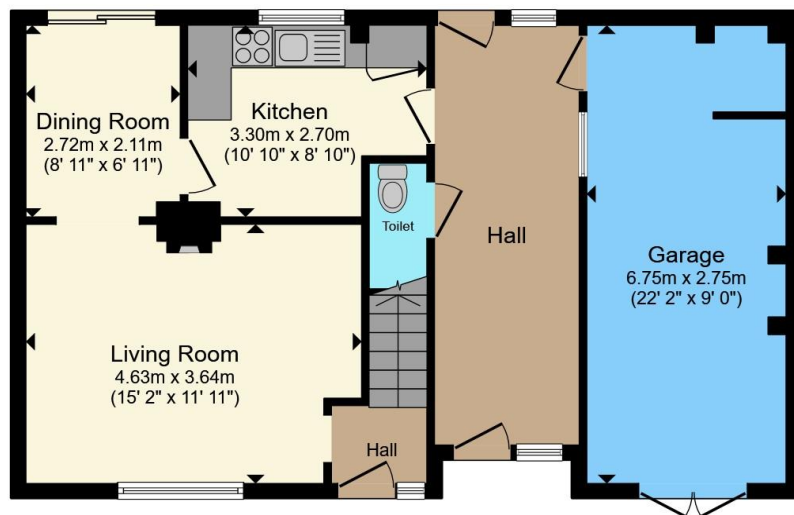
Agent Note

The solar panels are owned outright.

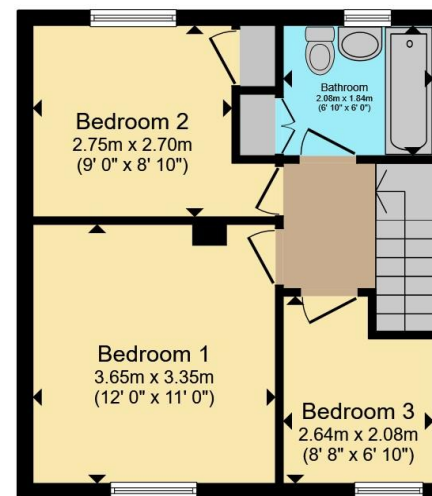








Ground Floor



First Floor

Total floor area 102.1 m² (1,099 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Burchell Edwards on

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21 Bath Street
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EPC Rating: C Council Tax
 Band: B

Tenure: Freehold

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