



Charnos Street
Ilkeston

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Property Description

END-TERRACE FAMILY HOME !! THREE DOUBLE BEDROOMS !! MASTER WITH DRESSING AREA AND EN-SUITE !! PRIVATE DRIVEWAY AND GARAGE !! We at Burchell Edwards are delighted to offer to the market this well presented spacious end-terrace home that is ready for a new family to love.

Located in a modern private development within close proximity to the town centre all major supermarkets and the fantastic transport and road links, this spacious modern home offers bright comfortable living and will make for the perfect family purchase.

The home comprises of spacious living/diner, well equipped kitchen and a guest cloakroom to the ground floor. The first floor holds two double bedrooms and the family bathroom with the second floor holds the master bedroom with dressing area and en-suite.

To the rear is the private enclosed garden and to the front there is a private driveway and access to the garage.

We feel with what this home has to offer and the fantastic location really makes this a must see so please call Burchell Edwards today to arrange your viewing.

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.

To The Front

The property benefits from a driveway providing off-road parking for two tandem-parked vehicles and access to a detached garage via an up-and-over door. A composite front door opens into the welcoming entrance hallway.

Entrance Hallway

Having laminate flooring and a fitted radiator, Leading to the ground floor accommodation with access to a guest cloakroom.

Guest Cloakroom

Having a low-level WC and handwash basin with laminate flooring and a extractor fan.

Kitchen

Enjoying a front aspect double-glazed window, this well-equipped kitchen features tiled flooring and a selection of fitted wall and base units. Appliances include an integrated gas hob, electric oven with extractor hood above and a stainless steel-sink and drainer, with additional space provided for a fridge freezer and washing machine.

Living/Diner

Featuring a continuation of the laminate flooring from the hallway and a fitted radiator, this spacious room enjoys two rear-aspect double-glazed windows and patio doors, allowing an abundance of natural light to flow through the space.

Bedroom Two

Having two front aspect double-glazed windows, Benefits from fitted carpet and a radiator, creating a bright and comfortable space.

Bedroom Three

Having a rear aspect double-glazed window, Benefits from fitted carpet and a radiator.

Bathroom

The bathroom is fitted with a three-piece suite comprising a low-level WC, hand wash basin, and a panelled bath with shower attachment. Complemented by lino flooring, the room also benefits from a heated towel rail.

Bedroom One

Located on the second floor, the impressive master bedroom features fitted carpet and a radiator. A front-aspect double-glazed bay window provides natural light, while a useful storage cupboard and dedicated dressing area with fitted wardrobes and a skylight lead through to the en-suite shower room.

En-Suite

The en-suite is fitted with a three-piece suite comprising a low-level WC, hand wash basin, and a mains-fed shower. Complemented by lino flooring, the room also benefits from a heated towel rail and a useful storage cupboard.

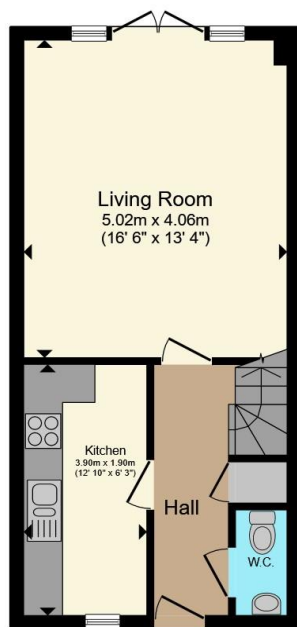
To The Rear

Accessed via patio doors from the open-plan living/dining room, the rear garden features low maintenance gravel extending to the rear of the detached garage. A decked seating area provides an ideal space for outdoor entertaining, with mature borders.

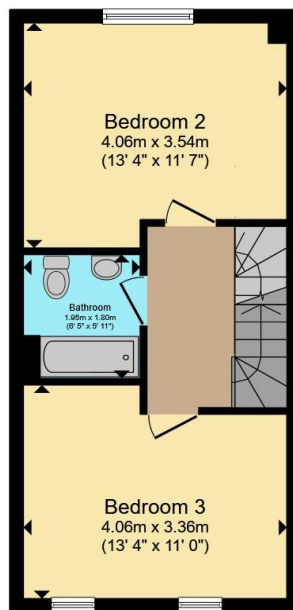




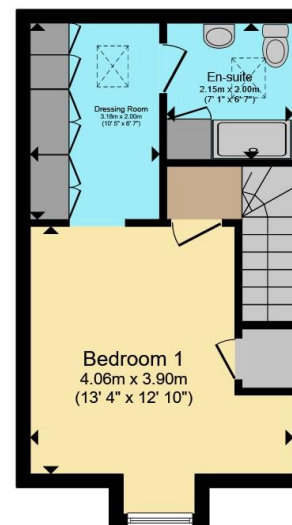




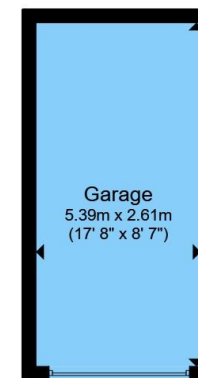
Ground Floor



First Floor



Second Floor



Garage

Total floor area 116.8 m² (1,257 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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EPC Rating: C Council Tax
Band: C

Tenure: Freehold

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Property Ref: IST206296 - 0002