



£249,950

Newlands Road, Riddings DE55 4EQ

Detached House | 3 Bedrooms | 1 Bathroom

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Step Inside

Key Features

- Traditional Detached Family Home
- Immaculately Presented Throughout
- Entrance Hall And A Cloakroom/WC
- Lounge With Feature Electric Fire
- Dining Kitchen And Utility Room
- Three Bedrooms
- Luxury Shower Room
- Off Road Car Parking for several vehicles
- Rear Patio And Lawned Garden
- Convenient For Alfreton, Ripley, A38 And M1

Property Description

Derbyshire Properties offer 'For Sale' this immaculately presented Traditional Detached House. Entrance Hall, Cloakroom/WC, Lounge, Dining Kitchen ,Utility Room, Three Bedrooms and a luxury Shower Room. Parking for several cars and lovely rear garden and patio. Viewing a must!

Main Particulars

This Traditional Detached house is superbly presented throughout and offers well proportioned accommodation which includes an Entrance Hall with a recently refitted Cloakroom/WC, a Lounge with wall mounted remote controlled contemporary electric fire, a comprehensively fitted Dining Kitchen which has a separate Utility Room off. To the first floor are Three Bedrooms and a Luxury Shower Room.

The house benefits from Gas Central Heating and UPVc double glazing throughout.

To the front, a drive provides off road parking for several cars and to the rear is an enclosed garden comprising an extensive patio with outbuildings and a lawned garden beyond.

The house is located conveniently for easy access to Alfreton, Ripley and connection to the A38 and M1.

An internal inspection is strongly advised to appreciate decor and presentation.

Entrance Hallway

Having a modern double glazed composite door with double glazed window to the side with frosted glass. Having a feature tiled floor, a central heating radiator and stairs lead off to the first floor.

Downstairs WC

Appointed with a two-piece suite comprising a low flush WC, and a vanity wash hand basin with useful cupboard beneath. There is white Metro tiling to the walls, a central heating radiator and a wall mounted towel rail.

Lounge

12'7 x 11'9 (3.86m x 3.59m)

Having a feature wall mounted electric fire with remote control activation, a tiled floor continuing through from the hallway, a double glazed leaded glass window to the front and a central heating radiator

Dining Kitchen

19'3 x 11'10 (5.88m x 3.62m)

Comprehensively fitted with a range of modern base cupboards, drawers and eye level units with a complimentary roll top work surface over incorporating a sink/drainage unit with mixer tap over. There is a built-in wine rack, shelving units, and integrated appliances include a double electric oven, microwave, gas hob and extractor hood with light. There is a plumbing for a dishwasher, space for a fridge/freezer, feature tiling to the floor which continues from the hallway and a central

heating radiator. Having two UPVc double glazed window to the rear garden and a UPVc double glazed door provides access to the side of the house. A door leads to the Utility room,

Utility Room

9'1 x 4'2 (2.79m x 1.28m)

Appointed with a range of base cupboards and eye level units with a complimentary roll top work surface over Incorporating a sink/drainage unit with chrome tap over. Having plumbing for an automatic, washing machine, space for a tumble dryer, a range of shelving, tiling to splash back areas and inset spotlight into the ceiling. There is a UPVc double glazed window to the rear.

First Floor

Landing

Having a UPVc double glazed window with frosted glass to the side elevation and access is provided to the attic space

Bedroom One

11'11 x 11'10 (3.65m x 3.62m)

Having a central heating radiator and a UPVc double glazed window overlooking the rear garden.

Bedroom Two

11'11 x 10'6 (3.65m x 3.20m)

With a wood grain effect luxury vinyl floor, a central heating radiator and a UPVc double glazed leaded glass window to the front elevation

Bedroom Three

7'0 x 6'3 (2.15m x 1.93m)

Having a central heating radiator and a UPVc double glazed leaded glass window to the front elevation.

Luxury Shower Room

6'9 x 6'4 (2.07m x 1.95m)

Appointed with a modern three piece suite comprising a double walk-in shower cubicle with mains fed shower over and sliding glass shower doors, a wall mounted Vanity unit with useful drawers beneath and a low flush WC. The shower room has full luxury tiling to the walls, a wall mounted heated towel rail, a wall mounted double bathroom cabinet with mirrored fronts and inset spotlighting above, an extractor fan and a UPVc double glazed window to the rear elevation.

Outside

The house is set nicely back from the road behind a brick built dwarf wall and to the front of the property is an off-road parking area for several vehicles with a drive leading to the side of the house, providing additional off-road parking. There is a wall mounted electric car charging point, a gate to the side and a path to the side which provides access to a delightful rear garden.

The rear briefly comprises of an extensive paved patio which is perfect for alfresco dining. There is a cold water tap, outside lighting and two wooden garden sheds which provide excellent storage space. Steps lead down to a lawned garden which has an enclosed surround and a second timber shed providing storage space.

Council Tax

We understand that the property currently falls within council tax band C, with Amber Valley Borough Council. However, we would recommend any prospective purchasers make their own enquiries with the local authority.

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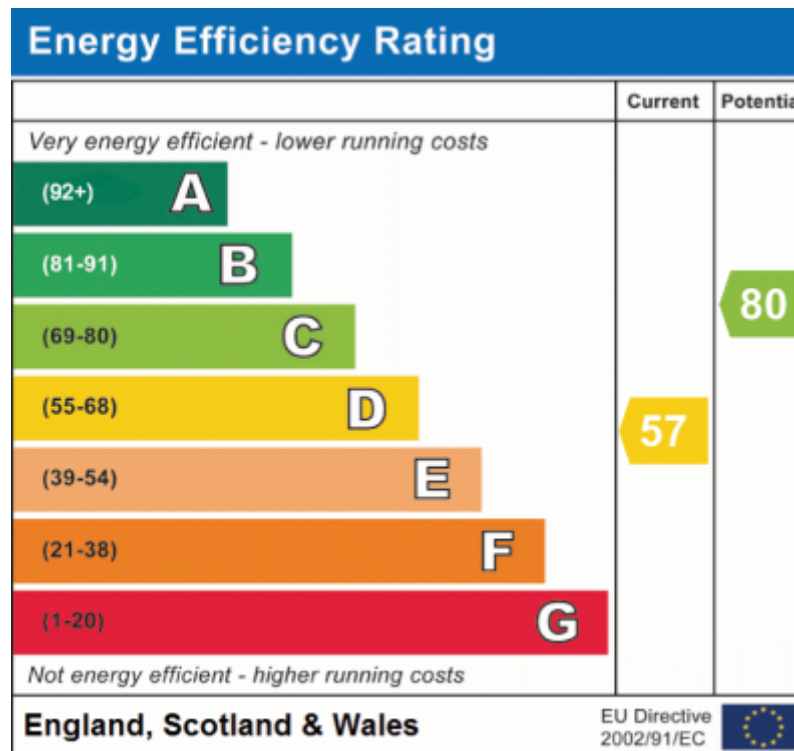
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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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