

Parkstone Close, West

£1,100



01158 680268

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32 High Street, Hucknall, Nottinghamshire, NG15 7HD

This modern three double bedroom house would make a great family home. On entrance to the property the hallway leads to a fully fitted kitchen, beech units, tiled floor electric oven, gas hob, integrated fridge, use of dishwasher. With a separate utility room with lots of storage and use of washing machine. Off the utility room there is a cloakroom with w/c and storage. The lounge/dining room is very spacious and light with stairs leading to three double bedrooms. As an addition there is a bright and airy conservatory providing access to the enclosed rear garden. There is a large enclosed rear garden with lawned and patio areas with garden shed. You can also gain access to the garden from the side of the property. On the first floor there are three double bedrooms and a family bathroom which has a separate shower enclosure, corner bath, w.c sink vanity unit. The loft in the property is boarded throughout. There is a driveway at the front of the property and is in a quiet cul-de-sac location. No pets permitted at the property
This property will be available 1st November 2021.



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs		Very environmentally friendly - lower CO ₂ emissions (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO ₂ emissions	
	71		72 73
	85		
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	
<small>The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.</small>		<small>The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂)</small>	

Viewing by appointment only



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