



**20 Brompton Close, Arnold, Nottingham,
Nottinghamshire NG5 9QJ**

Guide Price £180,000

Tel: 0115 9680268



- Modern Semi Detached House
- Substantial Corner Plot
- Off Road Parking
- Private Landscaped Garden
- Two Generous Bedrooms
- Beautifully Presented Throughout
- Recently Upgraded Bathroom
- Modern Kitchen Diner

A beautifully presented two bedroom semi detached house in immaculate order. This property is both easy on the eye and offers everything you could possibly need and prove to be a wonderful purchase for anyone looking for sleek and stylish yet timeless property to move straight in and enjoy.

The accommodation comprises an initial entrance porch with door opening into a large lounge, a generous kitchen diner, fitted with a modern yet timeless range of neutral units and French doors opening onto the private landscaped rear garden. To the first floor landing there are two bedrooms and a recently upgraded contemporary fully tiled family bathroom.

Externally, the property stands on a surprisingly large plot having a low maintenance frontage with slate chippings and a small selection of steps rising to the front entrance door, adjacent to the property the impressive plot continues with a driveway which provides off road parking and a secure gate that opens onto a substantial yet manageable private landscaped rear garden which benefits from two patio areas one being slabbed and the other being pebbled along side the central lawn offering something for everyone. There is also a garden shed that will be included within the sale and secure walled and fenced boundaries to all sides.

So with all this in mind and if you are in the market for a cosy, yet well proportioned home in a popular location on a quiet residential cul-de-sac then look no further and book your viewing today which we feel is truly essential to appreciate what this charming property has to offer.

A UPVC DOUBLE GLAZED FRONT ENTRANCE DOOR PROVIDES ACCESS INTO THE:

ENTRANCE PORCH

w: 1.27m x l: 1.14m (w: 4' 2" x l: 3' 9")

With ceiling spotlights, space for a tumble dryer and an obscure double glazed door opening into the:

LOUNGE

w: 4.83m x l: 3.58m (w: 15' 10" x l: 11' 9")

A spacious lounge with a radiator, ceiling light point, double glazed window to the front elevation, access door into the kitchen diner and stairs providing access to the first floor landing.

KITCHEN DINER

w: 3.58m x l: 2.64m (w: 11' 9" x l: 8' 8")

A modern kitchen diner with a stylish range of white wall cupboards, base units and drawers with wood effect working surfaces over. Inset one and a half stainless steel sink with drainer and chrome mixer tap. Space for a free standing cooker, four ring gas hob with wall mounted stainless steel extractor hood over. There is also plumbing for a washing machine and space for a free standing fridge freezer. Radiator, ceiling light point, tiled splashbacks and double glazed French doors that provides access to the rear garden.

FIRST FLOOR LANDING

w: 2.03m x l: 0.76m (w: 6' 8" x l: 2' 6")

With a ceiling light point.

BEDROOM ONE

w: 3.58m x l: 2.64m (w: 11' 9" x l: 8' 8")

A double bedroom with a radiator, ceiling light point and a double glazed window to the rear elevation.

BEDROOM TWO

w: 3.58m x l: 2.26m (w: 11' 9" x l: 7' 5")

A second bedroom with a radiator, ceiling light point and a double glazed window to the front elevation.

BATHROOM

w: 2.62m x l: 1.35m (w: 8' 7" x l: 4' 5")

A contemporary recently upgraded bathroom with three piece suite comprising a panelled bath with central chrome mixer tap and wall mounted shower over. Wash hand basin with chrome mixer tap and internal fitted storage beneath and a Low flush WC. There is also a chrome heated towel rail, ceiling spotlights, tiled floor, fully tiled walls and an obscure double glazed window to the side elevation.

OUTSIDE

Externally, the property stands on a surprisingly large plot having a low maintenance frontage with slate chippings and a small selection of steps rising to the front entrance door, adjacent to the property the impressive plot continues with a driveway which provides off road parking and a secure gate that opens onto a substantial yet manageable private landscaped rear garden which benefits from two patio areas one being slabbed and the other being pebbled along side the central lawn offering something for everyone. There is also a garden shed that will be included within the sale and secure walled and fenced boundaries to all sides.

VIEWING INFORMATION

Viewing of the property is strictly by appointment only. To book a viewing please call our Associate Director, Ben Pycroft on our office number 0115 968 0268.

TENURE

The property is being sold as a freehold. With vacant possession on completion.

MORTGAGE ADVICE

JMS are able to provide you with the details of a trusted independent mortgage advisor. If you are interested in speaking with our recommended mortgage advisor, please let the sales team know. Your home will be at risk if you do not keep up to date with payments of your mortgage or secured loans on the property. We are unable to give you any advice when it comes to mortgage products, nor should you take anything discussed verbally or in writing from anyone employed by JMS as advise on any financial products.

FIXTURES & FITTINGS

No fixtures or fittings in mentioned in these details are confirmed to be sold within the purchase price listed and/or agreed. Matters surrounding any fixtures and fittings detailed in this brochure or otherwise should be discussed as a separate matter. JMS take no responsibility for the condition, status or working order of any fixtures and fitting mentioned in this brochure or otherwise.



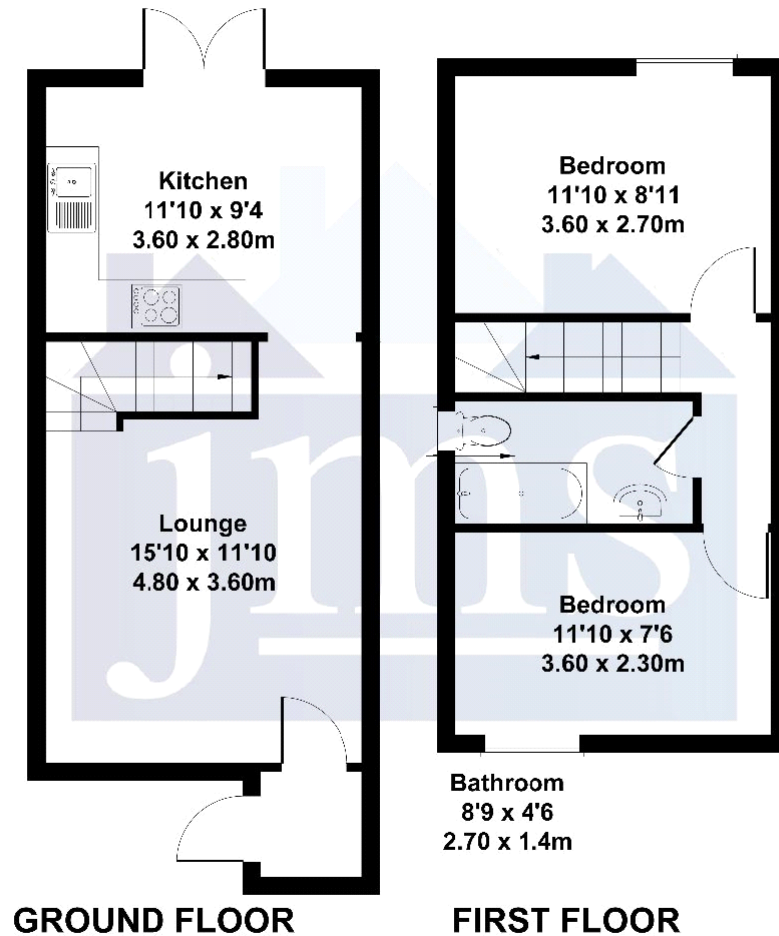




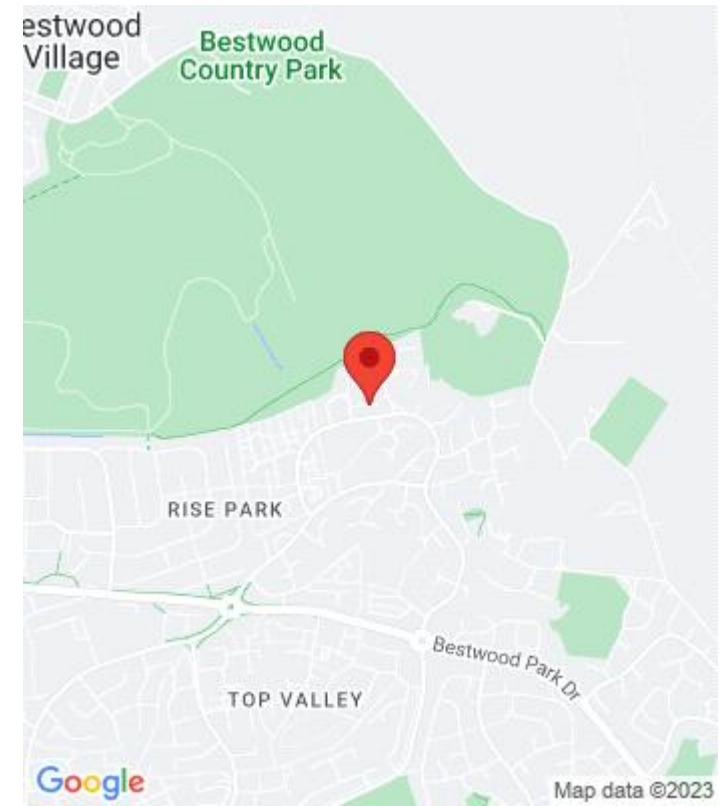


Brompton Close

Approximate Gross Internal Area
602 sq ft - 56 sq m



Not to Scale. Produced by The Plan Portal 2023
For Illustrative Purposes Only.



Viewing by appointment only
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