



Crow Park Avenue

Sutton-On-Trent, Sutton On Trent, NG23 6QG

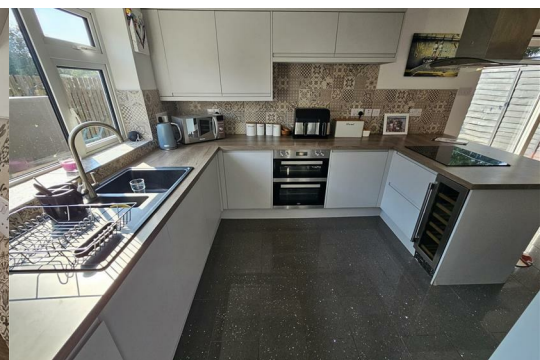
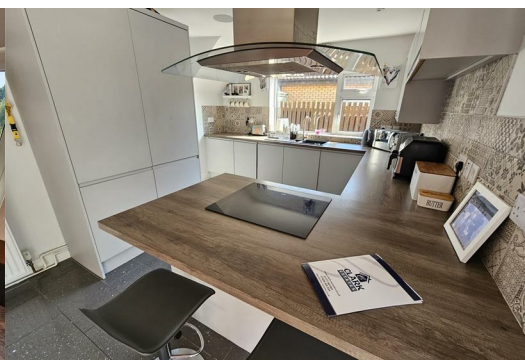
£895



Welcome to this charming semi-detached house located on the desirable Crow Park Avenue in Sutton-On-Trent. This property boasts 2 reception rooms, providing ample space for entertaining guests or simply relaxing with your loved ones. With 3 cosy bedrooms, there is plenty of room for a growing family or for those in need of a home office or hobby space.

The house features 1 bathroom, perfect for your daily routines and ensuring convenience for all residents. The semi-detached layout offers a sense of privacy while still being part of a friendly neighbourhood community. Enjoy the tranquillity of the countryside while still being within easy reach of local amenities and schools.

Don't miss the opportunity to make this house your home and create lasting memories in this lovely property on Crow Park Avenue. Contact us today to arrange a viewing and take the first step towards your new chapter in this delightful abode.



Description

A beautifully presented three bedroom semi detached property ideal for a small family located in Sutton On Trent within the catchment area for Tuxford Academy.

Hallway

The property is entered into the tiled hallway with radiator and stairs leading to the first floor.

Kitchen / Diner 20'8" x 9'8" (6.30m x 2.95m)

An open plan kitchen / diner with a modern kitchen with soft closing doors, integrated fridge / freezer, dishwasher, electric oven and induction hob and wine cooler. A continuation of the tiled sparkly floor continues through from the hallway into the kitchen / diner with a breakfast bar area and dining area. Patio doors lead into the rear garden.

Lounge 14'5" x 12'6" (4.40m x 3.82)

A front facing lounge with carpet, decorative ceiling rose, radiator and wooden glass French doors leading into the kitchen diner and door into the hallway.

Outside Utility

There is a brick built outside utility room with the hot water cylinder, space for washer and dryer, wc and hand basin.

Bedroom One 12'3" x12'3" (3.75m x3.75m)

The master bedroom is a double room front facing with carpet.

Bedroom Two 12'3" x 9'6" (3.75m x 2.90m)

A double bedroom rear facing over looking the fields with carpet.

Bedroom Three 8'6" x 8'10" (2.60m x 2.70m)

A traditional box room front facing with the bulk head of the stairs within with carpet.

Bathroom 8'6" x 5'6" (2.60m x 1.70m)

A modern bathroom with a white three piece suit, bath, wc with slow closing top, hand basin with a gravity fed power shower over bath with glass screen and part tiled walls.

Outside

To the front of the property there is aa gravel driveway for approximately two vehicles, side wooden gates leading into the rear garden where the sectional concrete garage stands. The back has a small lawn area and block paved patio over looking the fields.

Additional Benefit

The property benefits from a brand new air source heat pump system.

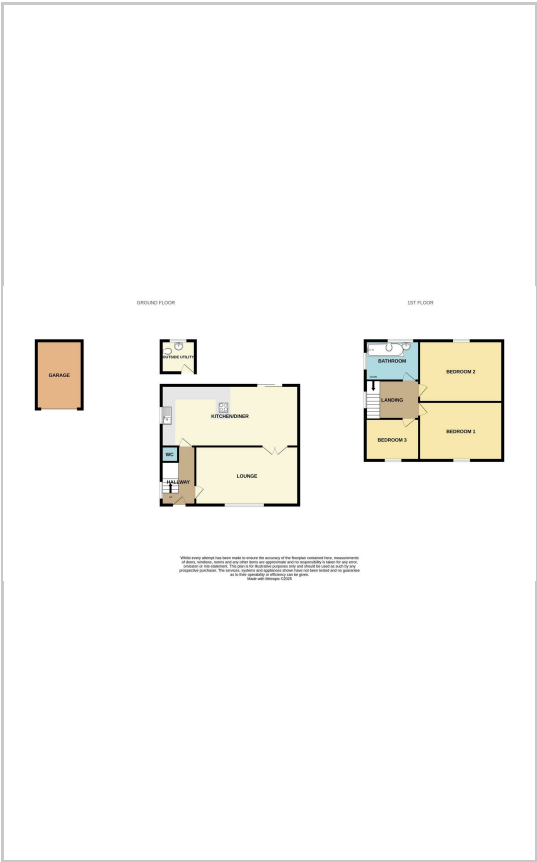
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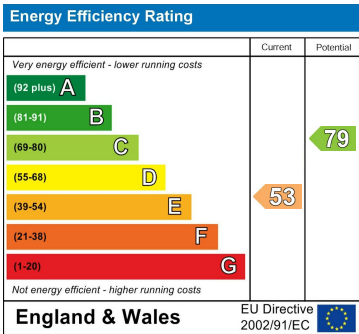
Area Map



Floor Plans



Energy Efficiency Graph



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