SCOFFIELD STONE
estate agents

129 Foss Road, Hilton, Derby, DE65 5BJ

£176,500

NO UPWARD CHAIN. IMMEDIATE VACANT POSSESSION. Scoffield Stone are delighted to offer 'For Sale' this spacious three bedroom semi detached property situated at this popular residential address in Hilton and located within close proximity of all local amenities on offer. The property is neutrally decorated and well presented throughout with the accommodation briefly comprising of; entrance hallway, guest cloakroom w/c, spacious sitting room and modern kitchen/diner to the ground floor. To the first floor is master bedroom with en suite shower room, a further double bedroom, one single bedroom and contemporary family bathroom. To the outside of the property is a low maintenance enclosed rear courtyard and off road parking for two cars. Viewing is essential to fully appreciate the accommodation on offer.

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Entrance Hallway
Having wood laminate flooring, neutrally decorated, radiator, part obscure glazed and galvanized paneled main entrance door and telephone point.

Kitchen/Diner
15'8" x 8'2" (4.8 x 2.5)

The kitchen/diner benefits from a range of white fitted wall, floor and drawer units with dark roll edge worktops, ceramic tiled splashbacks, inset stainless steel sink with chrome hot and cold mixer tap and vegetable preparation bowl, integral electric oven with stainless steel four burner gas hob, extractor over, under counter space for refrigerator, space and plumbing for washing machine, space for dishwasher, two radiators, under stairs cupboard providing extra storage space, neutral deocr, ceramic tile flooring, Upvc double glazed window to side aspect and part obscure glazed galvanized door with side window providing views and access to enclosed courtyard to the rear.

Sitting Room
17'0" x 10'5" (5.2 x 3.2)

With carpet to flooring, neutral decor, TV point,front aspect Upvc double glazed window and sliding patio doors leading to the enclosed rear courtyard.

Guest Cloakroom/ WC

Having a contemporary two piece suite comprising; pedestal wash hand basin with chrome hot and cold taps, low flush wc, ceramic tiled splashbacks, vinyl flooring, neutral decor, radiator and front aspect obscure Upvc double glazed window.

Stairs/Landing
Having carpet to flooring, neutrally decorated, radiator and providing access to loft space.

Bedroom One
13'1" x 9'2" (4 x 2.8)

Having fitted wardrobes with mirrored sliding doors providing ample hanging rail and shelving space, carpet to flooring, neutral decor, two radiators and two Upvc double glazed window to front aspect.

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En-Suite

Having a contemporary three piece suite comprising; pedestal wash hand basin with chrome hot and cold taps, low flush w/c, single shower enclosure with a plumbed shower, ceramic tiled splashbacks, vinyl flooring, neutral decor, extractor fan, radiator and Upvc double glazed obscure window to front aspect.

Bedroom Two

9'10" x 6'6" (3 x 2)

Having carpet to flooring, neutral decor, over stairs cupboard housing hot water cylinder and providing useful extra storage space, radiator and Upvc double glazed window to front aspect.

Bedroom Three

7'6" x 6'6" (2.3 x 2)

Having carpet to flooring, neutral decor, radiator and Upvc double glazed window to rear aspect.

Family Bathroom

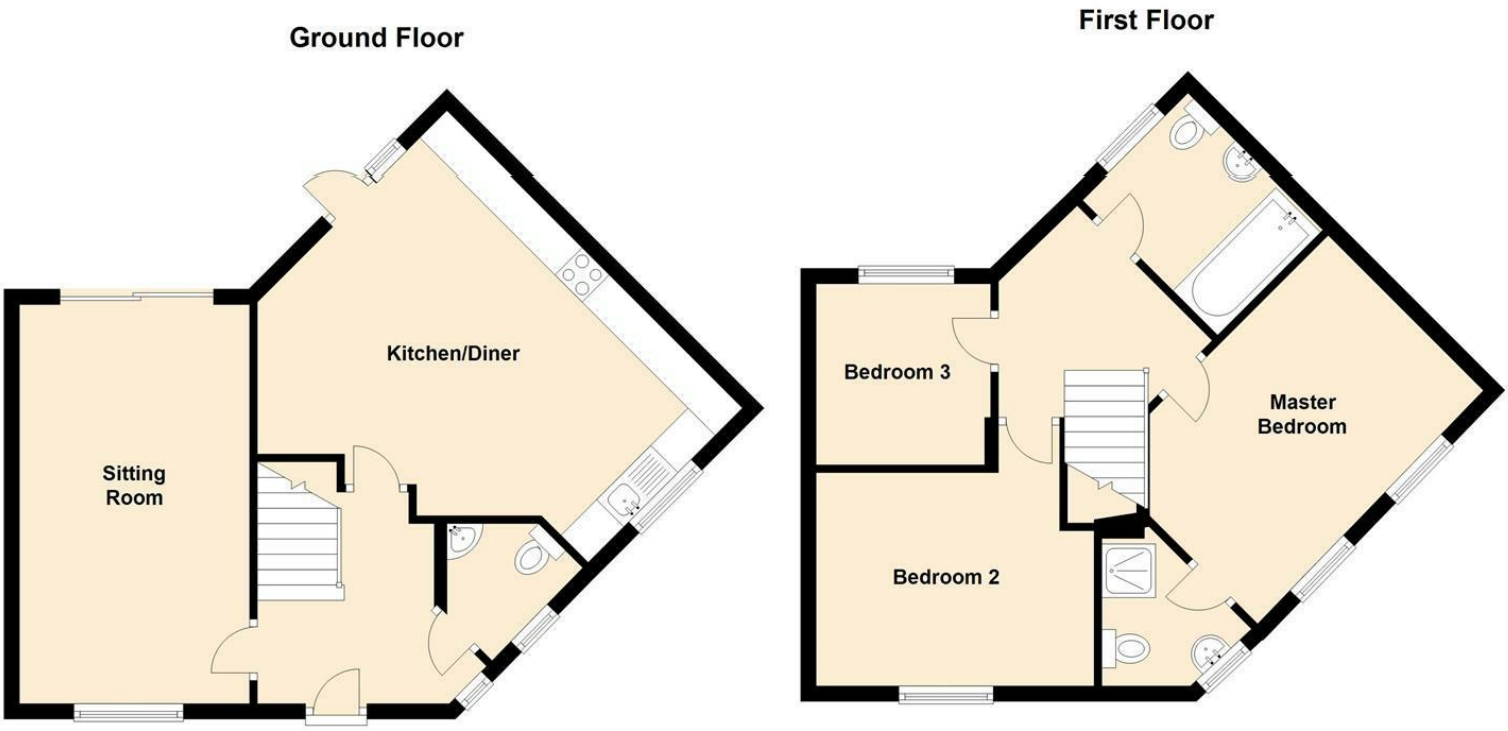
Having a contemporary three piece suite comprising; pedestal wash hand basin with chrome hot and cold taps, low flush w/c, bath tub with chrome hot and cold taps, plumbed shower over with glass shower screen, complimentary ceramic tiled splashbacks, vinyl flooring, neutral decor, extractor fan, radiator and Upvc double glazed obscure window to rear aspect.

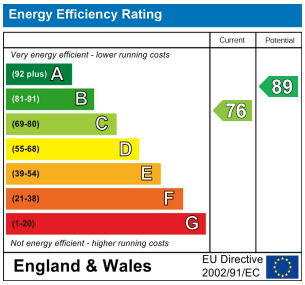
Outside

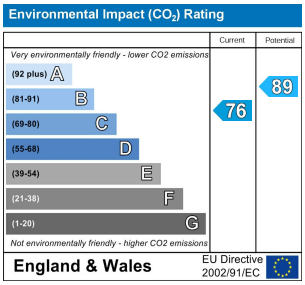
To the front of the property is a small paved forecourt with some planting borders. To the rear there is a fully enclosed courtyard with decking area and gravel areas, side gate giving access to communal courtyard with two tandem off road parking spaces.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.







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