



**26 The Spring, Long Eaton**  
Nottingham

 **HORTONS**



Offers in Region of **£217,500**



## 26 The Spring

Long Eaton, Nottingham

Council Tax band: C

Tenure: Freehold

- Two bedroom detached bungalow
- Being sold with No Upward Chain
- Gas central heating
- Double glazed
- Detached brick garage and off road parking
- Cul De Sac location
- Viewings available seven days a week



### **Entrance Hall**

UPVC double glazed front entrance door, radiator, door to cloaks cupboard and doors to

### **Kitchen**

8' 2" x 7' 9" (2.49m x 2.36m)

Wall, base and drawer units with work surface over, stainless steel sink and drainer unit with mixer tap over, tiled walls and splashbacks, cooker space, appliance space, plumbing for automatic washing machine, radiator, UPVC double glazed window and rear exit door.

### **Lounge**

17' 8" x 9' 5" (5.38m x 2.87m)

UPVC double glazed window to the front, radiator, gas fire with Adam style surround and door to

### **Inner Hallway**

Access to the loft, door to airing cupboard housing the hot water tank and doors to

### **Bedroom One**

12' 1" x 9' 6" (3.68m x 2.90m)

UPVC double glazed window to the rear and radiator

### **Bedroom Two**

9' 6" x 7' 6" (2.90m x 2.29m)

UPVC double glazed sliding doors to the conservatory and radiator

### **Conservatory**

14' 2" x 5' 4" (4.32m x 1.63m)

UPVC double glazed windows and door to the garden

### **Bathroom**

A three piece suite comprising a panelled bath, low flush w.c, pedestal wash hand basin, tiled walls and splashbacks, mounted wall heater, radiator, shaver point and UPVC double glazed window to the side.





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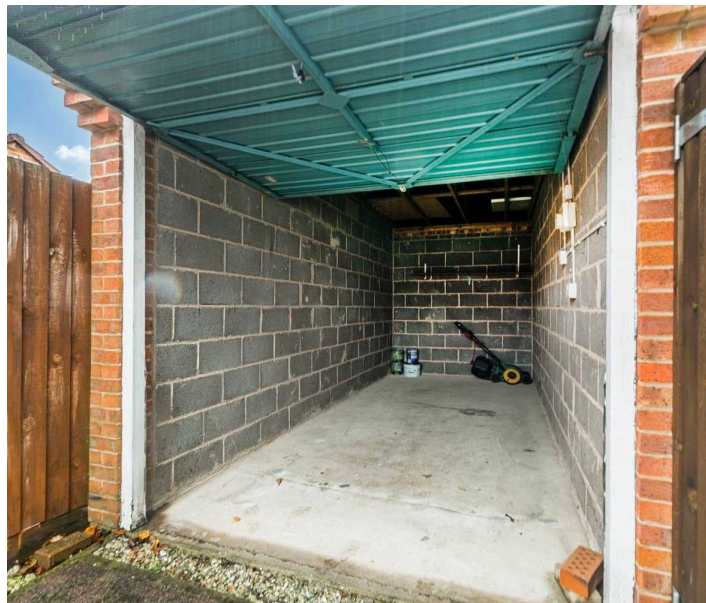
## **GARDEN**

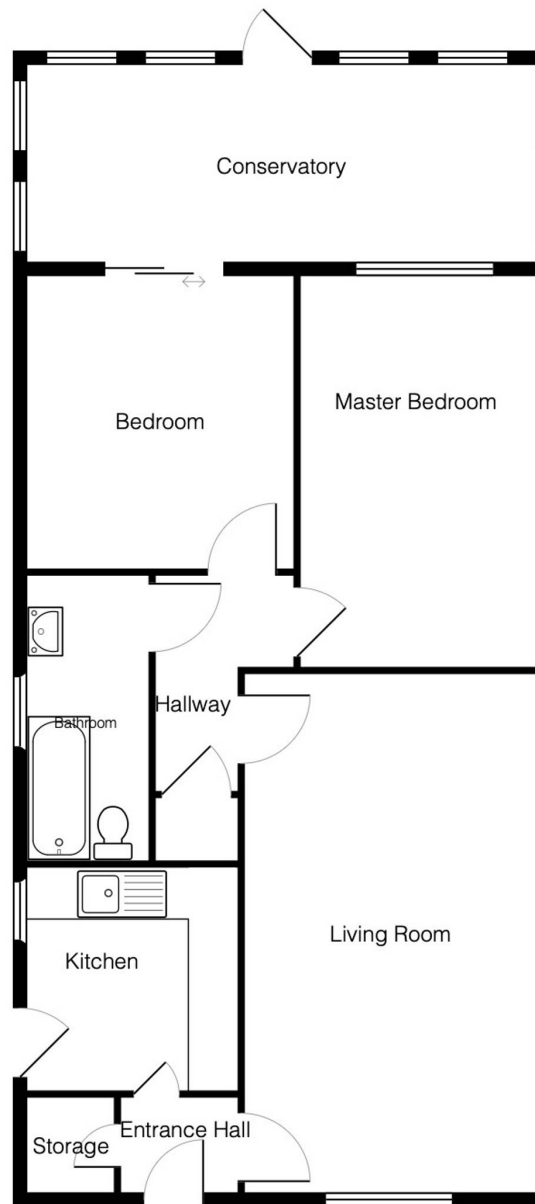
To the front of the property is a lawn with a bedding area and a tar macadam driveway leading to the garage. A gate leads you to the rear garden which has two patio areas and a lawn, privately enclosed with fenced boundaries. There is access all the way around the garden and a gate that leads to fields farm road.

## **GARAGE**

Double Garage

The detached Garage is 16'8 x 7'4 with an up and over door, light and power.







## Emma Cavers – Hortons

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