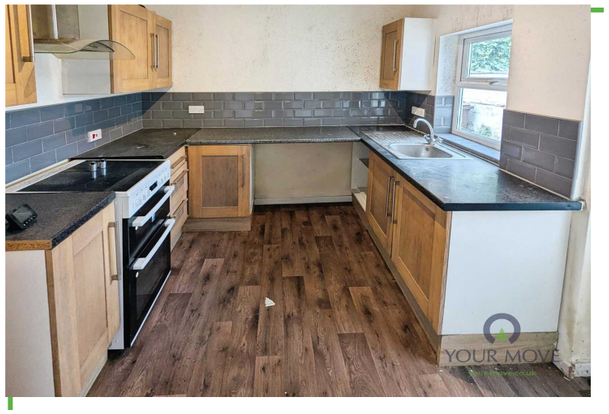
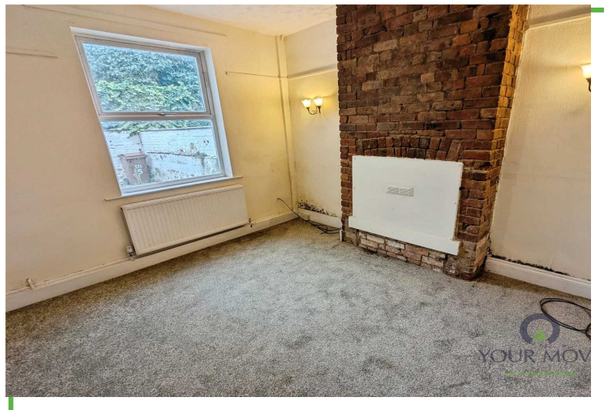




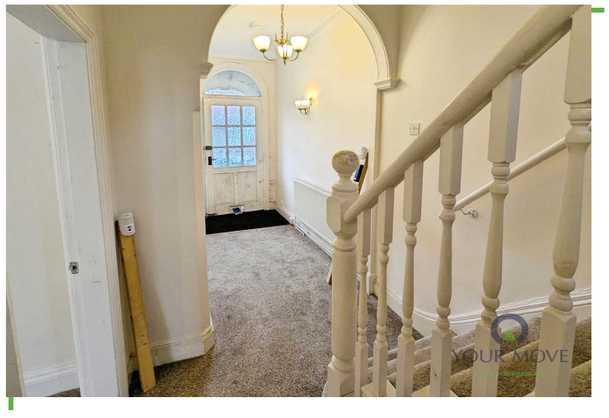












Stanley Street, Long Eaton,
Nottingham, Derbyshire, NG10

Asking Price: £160,000

Tenure: Freehold

YOUR MOVE

your-move.co.uk

The Property Ombudsman

Stanley Street, Long Eaton, Nottingham, Derbyshire, NG10

Asking Price: £160,000 Tenure: Freehold

Council Tax Band: A
EPC Rating: TBC
Local Authority: derbyshire county council

Other important information which you will need to know about this property can be found at your-move.co.uk

Your Move are pleased to bring to the market this Semi-Detached property close to the town centre & excellent Links to the M1 & Derby.

Description
For sale: a three-bedroom semi-detached house in the heart of Long Eaton, offered with no upward chain and excellent potential as a fixer-upper project.

Set behind a traditional brick frontage, the property offers two reception rooms, providing flexible living and dining space. Both rooms are carpeted, with large bay windows bringing in good natural light and one room featuring an exposed chimney breast, ready to be enhanced as a focal point. The separate kitchen has wood-effect flooring, fitted base and wall units, worktop space and a built-in oven and hob, forming a practical area to upgrade to your own specification.

Upstairs are three bedrooms, each with neutral décor and radiators, offering a blank canvas for redecoration. The bathroom includes a white suite with bath, basin and WC, plus wood-effect flooring. To the rear is a low-maintenance, walled courtyard-style garden with block paving, ideal for simple outdoor seating and storage.

Stanley Street is well placed for Long Eaton's amenities, with the town centre shops, supermarkets and cafés within easy reach. West Park, with its open green space, leisure centre and riverside walks, is also nearby. Families benefit from access to a choice of local primary and secondary schools in the Long Eaton area.

Transport links are a key advantage here: Long Eaton railway station is around 5 minutes' drive, offering services to Nottingham in about 15 minutes and Derby in around 20 minutes. Road links to the A52 and M1 are convenient, connecting to Nottingham, Derby and beyond.

Entrance Hall
having a glazed door to the front & stairs off to the first floor.

Lounge
13' x 14' (3.96m x 4.27m)
A spacious room with a upvc bay window to the front.

Dining Room
11'11" x 11'1" (3.63m x 3.38m)
Having a upvc window to the rear & a feature exposed brick wall.

Kitchen
8' x 9' (2.44m x 2.74m)
Fitted with a range of wall & base units with a free standing electric cooker & spaces for further appliances, a upvc window & door to the side elevation.

First Floor Landing
Having a handy storage cupboard & upvc window to the rear elevation.

Bedroom 1
14'1" x12'1" (4.3m x3.68m)
A spacious double bedroom with upvc window to the rear & storage cupboard.

Bedroom 2
12' x 10' (3.66m x 3.05m)
another good sized double room with a upvc window to the front elevation.

Bedroom 3
7'1" x8'1" (2.16m x2.46m)
a good sized third bedroom with a upvc window to the front elevation.

Bathroom
8'10" x 8'1" (2.7m x 2.46m)
Offering a white suite comprising of a corner bath, shower cubical, low flush W.C, wash hand basin upvc window to the rear & a concealed gas boiler.

Rear Yard
Walled boundary yard to the rear.

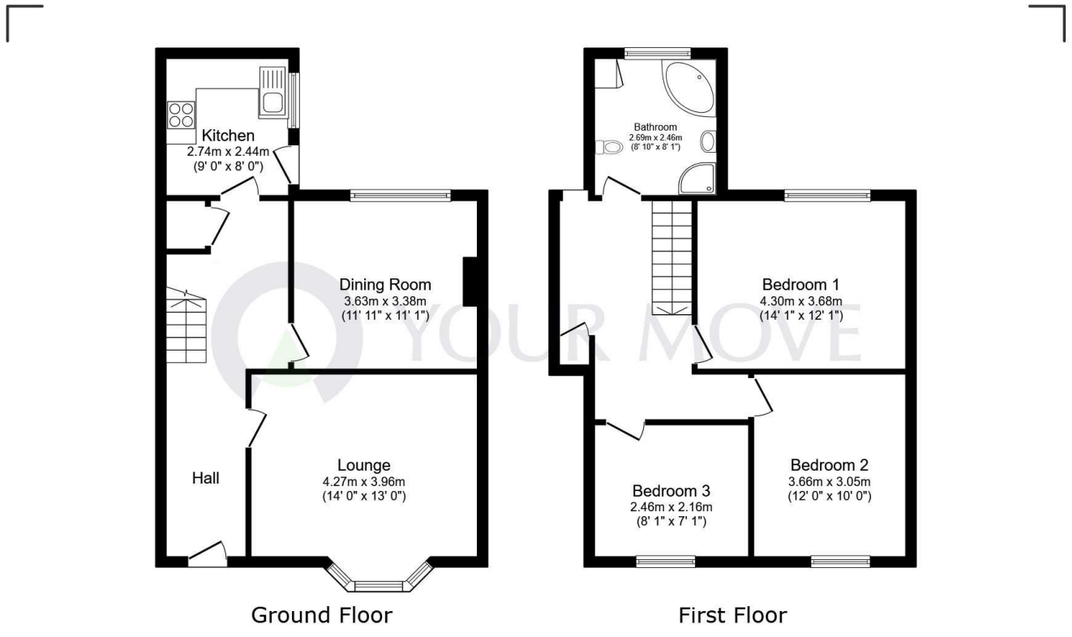
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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

For full EPC please contact the branch.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



Total floor area: 106.1 sq.m. (1,142 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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