

Rex Gooding



12 Halfpenny Walk, Nottingham, NG11 7GX

Guide Price: £520,000

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An immaculately presented three storey four bedroom detached house situated in the Wilford Place development in the sought after area of Wilford and built by David Wilson Homes in 2010.

The property occupies a commanding corner plot and is well positioned on the development with green spaces to the front and a westerly facing walled rear garden that enjoys the evening sun. The current owners have added an impressive Orangery off the open plan kitchen diner offering additional living space to further enjoy the Westerly aspect.

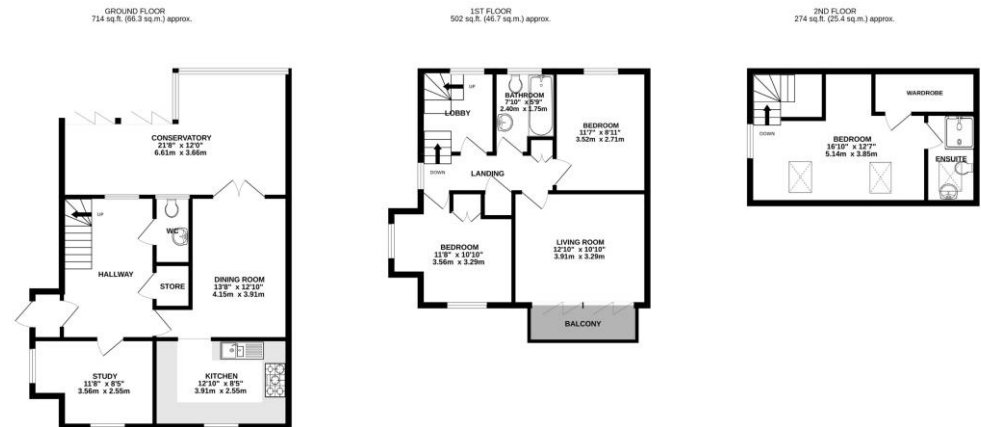
In brief the accommodation comprises sizeable entrance hall, downstairs cloaks, open plan kitchen which opens onto the front patio garden, the kitchen is open with the lounge/dining room which opens out onto the Orangery and rear walled garden beyond, study/bedroom four, to the first floor a landing, two double bedrooms, family bathroom, living room with balcony, a doorway and further landing area with stairs leading to the second floor where there is an impressive master bedroom and en-suite.

Set on a good size corner plot with well-maintained gardens to the front and rear and a garage and off-street parking easily accessed via a gate in the rear garden. The property benefits from modern gas central heating and double glazing.

Freehold with estate ground maintenance charge of £320 per annum.

Accommodation & Amenities

- Fabulous Corner Plot Overlooking Green Space
- Open Plan Kitchen Diner Living Space onto an Orangery
- Home Office/Study/Downstairs Bedroom



TOTAL FLOOR AREA: 1490 sq.ft. (138.4 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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