



£165,000

RENSHAW DRIVE
GEDLING

- IMMACULATELY PRESENTED
- DOUBLE BEDROOMS
- EN-SUITE
- KITCHEN WITH INTEGRATED APPLIANCES
- JULIET STYLE BALCONY
- CHAIN FREE
- SECURE DOOR ENTRY SYSTEM



Immaculate First Floor Apartment in Gedling

THIS BEAUTIFULLY PRESENTED FIRST-FLOOR APARTMENT OFFERS MODERN LIVING IN THE HEART OF GEDLING. THE PROPERTY IS IN EXCELLENT CONDITION, FEATURING A SECURE DOOR ENTRY SYSTEM THAT LEADS INTO A COMMUNAL ENTRANCE WITH STAIRS TO THE FIRST FLOOR.

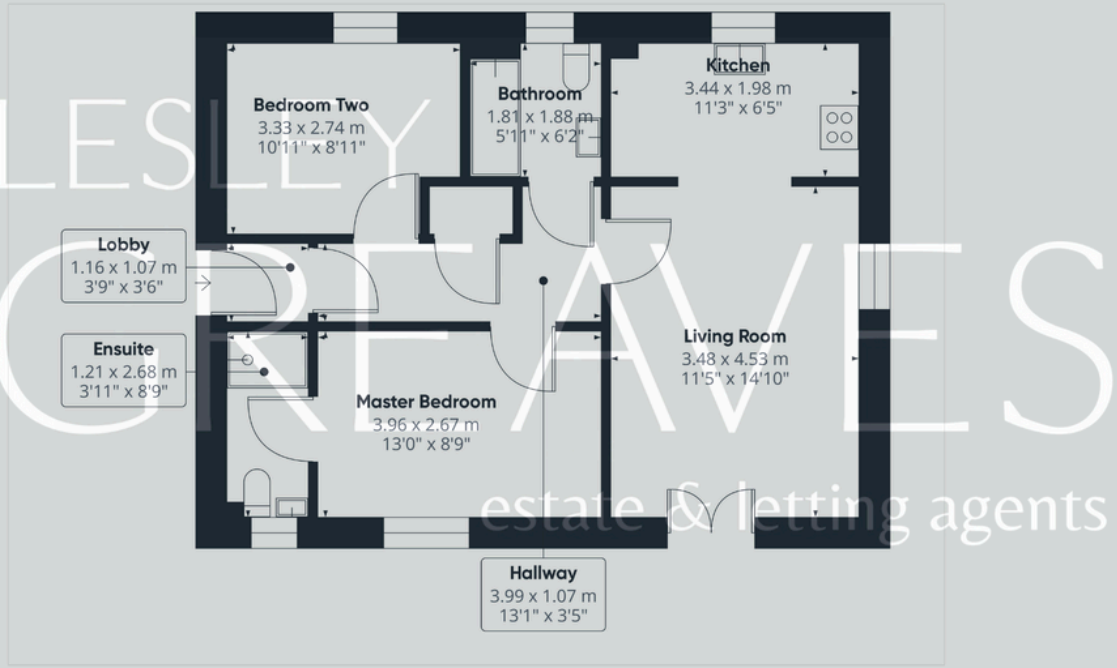
INSIDE, AN ENTRANCE LOBBY OPENS INTO A HALLWAY EQUIPPED WITH A BUILT-IN STORAGE CUPBOARD, A CONTEMPORARY BATHROOM, AND TWO SPACIOUS DOUBLE BEDROOMS, ONE OF WHICH HAS AN EN-SUITE SHOWER ROOM.

THE INVITING LIVING ROOM, COMPLETE WITH A JULIET-STYLE BALCONY, SEAMLESSLY FLOWS INTO THE MODERN KITCHEN. THE KITCHEN IS FULLY EQUIPPED WITH AN OVEN, GAS HOB, EXTRACTOR FAN, INTEGRATED FRIDGE FREEZER, DISHWASHER, AND WASHING MACHINE, MAKING IT PERFECT FOR CONVENIENT LIVING.

GEDLING IS A HIGHLY SOUGHT-AFTER RESIDENTIAL AREA, KNOWN FOR ITS EXCELLENT AMENITIES, INCLUDING REPUTABLE SCHOOLS, DIVERSE SHOPS, COZY PUBS, AND DELIGHTFUL RESTAURANTS. THE AREA ALSO BOASTS CONVENIENT PUBLIC TRANSPORT LINKS AND SUPERB LEISURE FACILITIES. ADDITIONALLY, RESIDENTS CAN ENJOY THE SCENIC GEDLING COUNTRY PARK, WHICH FEATURES A PLAY AREA AND CAFÉ, OFFERING A PERFECT SPOT FOR RELAXATION AND RECREATION.

EXPERIENCE THE BEST OF MODERN LIVING IN THIS IMMACULATE APARTMENT, IDEALLY LOCATED TO TAKE ADVANTAGE OF ALL THAT GEDLING HAS TO OFFER.

- FREEHOLD
- COUNCIL TAX; BAND B
- LOCAL AUTHORITY; GEDLING BOROUGH COUNCIL
- MEASUREMENTS; 59 SQ METERS



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Lesley Greaves Estate & Lettings Agents

20 Main Road ,Gedling, Nottingham, NG4 3HG

0115 987 7337

sales@lesleygreaves.co.uk