



Spinningdale
Arnold NOTTINGHAM

burchell
edwards

Spinningdale Arnold NOTTINGHAM NG5 8QT

for sale
£50,000



Property Description

Burchell Edwards are delighted to bring to market this two bedroom, mid terrace property in a popular residential location, close to local schools and amenities. This property comes to the market offering a 25% shared ownership option with the ability to staircase, or 100% can be bought outright. The property benefits from an entrance hall, living room, fitted kitchen/diner, two bedrooms, family bathroom and an easy to maintain rear garden with the potential for off street parking or garage subject to permission. Must be viewed internally.

Entrance Hallway

Accessed via entrance door with laminate flooring and door to the lounge.

Lounge

17' 1" Max x 13' 5" Max (5.21m Max x 4.09m Max)
Having double glazed bay window to the front elevation, carpet flooring, TV point and ceiling light.

Kitchen

9' 10" Max x 13' 4" Max (3.00m Max x 4.06m Max)
Fitted with matching wall and base units with work surfaces over, wash hand basin with drainer, tiled splashbacks, vinyl flooring, a radiator, double glazed door to the rear and double glazed window to the rear.

First Floor Landing

Having wooden flooring, loft access and storage cupboard.

Bedroom One

14' 6" x 10' 3" (4.42m x 3.12m)
Having wooden flooring, storage cupboard, double glazed window to the front and a radiator.

Bedroom Two

.11' 1" x 7' 6" (3.38m x 2.29m)
Having wooden flooring, double glazed window to the rear and a radiator.

Bathroom

Having a bath, wooden flooring, low level W.C, wash hand basin, partly tiled walls and double glazed window to the rear.

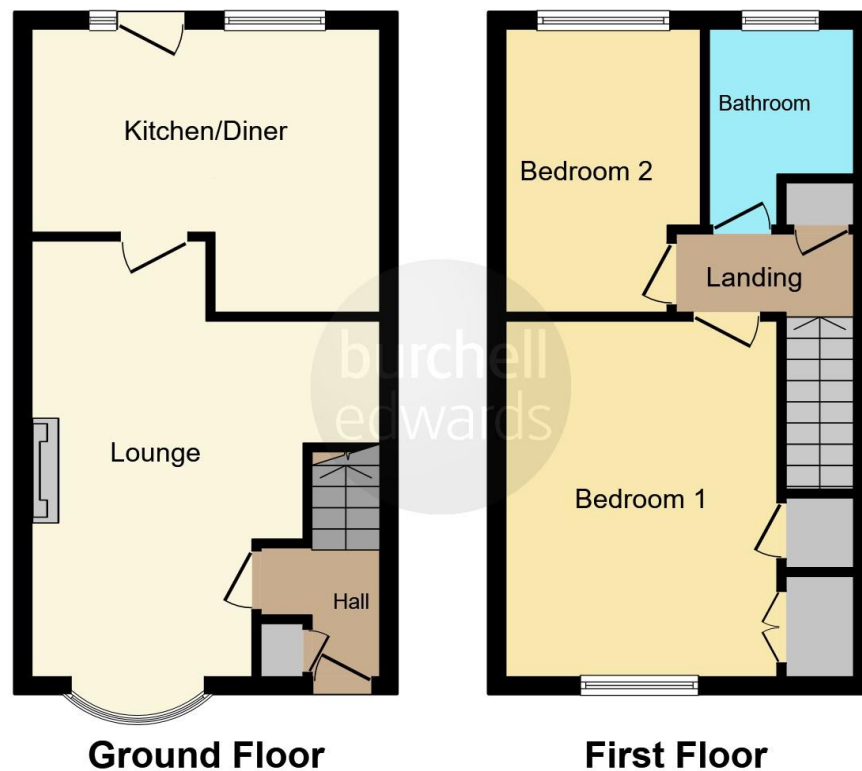
Outside

To the rear the garden has a lawned section, patio area and parking space subject to permission.









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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

To view this property please contact Burchell Edwards on

T 0115 968 0528
E hucknall@burchelledwards.co.uk

64 High Street Hucknall
 NOTTINGHAM NG15 7AX

EPC Rating: Awaited

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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