



Reydon Drive
Nottingham

burchell
edwards

Reydon Drive Nottingham NG8 5EP

for sale
£240,000



Property Description

Easy access to Nottingham City Centre - located close to bus and trams stops this family home has everything on the door step. The property is also close to schools such as Bluecoat and Whitemoor school and Henry Melish school.

The property offers entrance hallway, lounge, kitchen diner and conservatory. To the first floor there are three good sized bedrooms plus family bathroom.

Outside there are generous well maintained gardens to the front and rear and has a patio area and a variety of shrubs and bushed.

Viewing is essential to fully appreciate the home on offer

Ground Floor

Entrance Hall

Entered into via a UPVC double glazed front door and stairs leading to the first floor.

Lounge

14' 8" x 11' (4.47m x 3.35m)

Having a UPVC double glazed window to the front, feature fire place with wood surround, marble effect back and hearth and inset gas fire. With a radiator, TV point, laminate floor and door through to the kitchen.

Kitchen

14' 6" x 8' 4" (4.42m x 2.54m)

Fitted with a range of wall and base units with rolltop work surfaces over. With and integrated electric oven with electric hob, space and plumbing for a washing machine and dishwasher, wall mounted central heating boiler, space for a free standing fridge freezer, UPVC double glazed window to the rear and door leading through to the conservatory.

Conservatory

12' x 9' 6" (3.66m x 2.90m)

Being of brick base and UPVC construction with bi-fold doors leading out to the rear garden.

First Floor

Landing

Having a UPVC window to the side, loft access and doors to the bedrooms and bathroom.

Bedroom One

10' 7" x 9' 7" (3.23m x 2.92m)

Having a range of built-in wardrobes, radiator and a UPVC double glazed window to the front.

Bedroom Two

10' x 9' 9" (3.05m x 2.97m)

Having a built-in storage cupboard, a UPVC double glazed window to the rear, dado rail, coving to ceiling and a radiator.

Bedroom Three

7' 6" x 6' 11" (2.29m x 2.11m)

Having a UPVC double window to the rear and radiator.

Bathroom

Fitted with a three piece suite comprising of a panelled bath with electric shower over, low level W/C and a pedestal wash hand basin. With tiled splashbacks, radiator and an obscure UPVC double glazed window to the front.

Outside

Front

To the front of the property there is a low maintenance garden area which is mainly laid to lawn with planted beds and borders. There is a wooden side access gate leading to the rear.

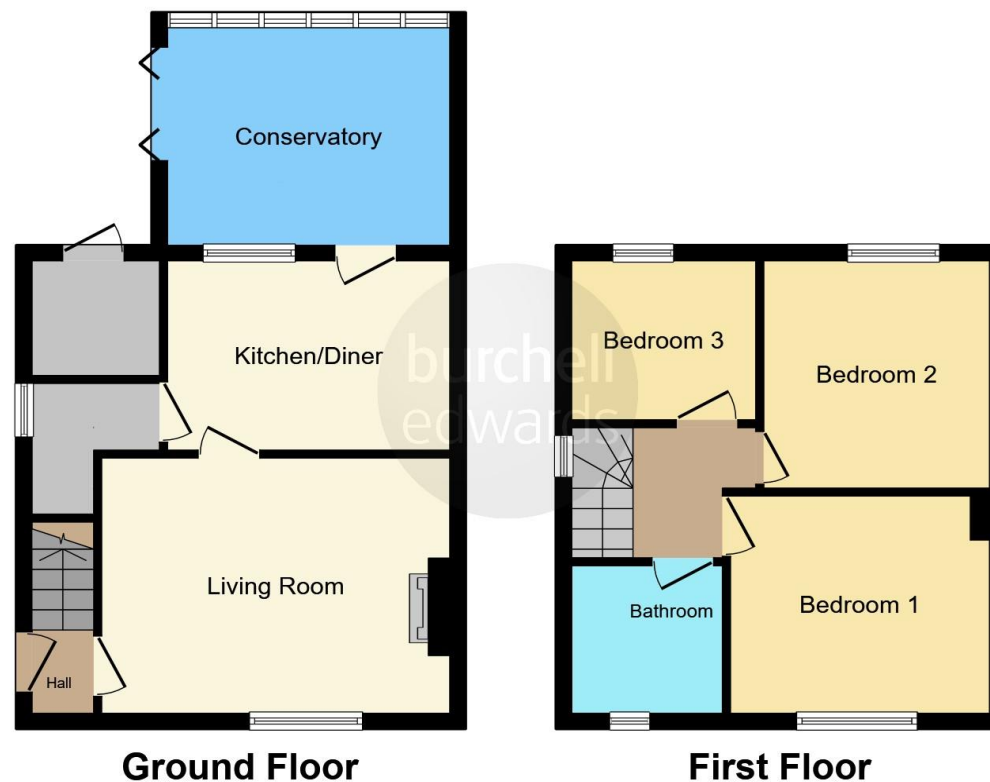
Rear

This generous rear garden is mainly laid to lawn with planted beds and borders, a paved patio area and a decked seating area.









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

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EPC Rating: D

Tenure: Freehold

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