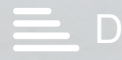


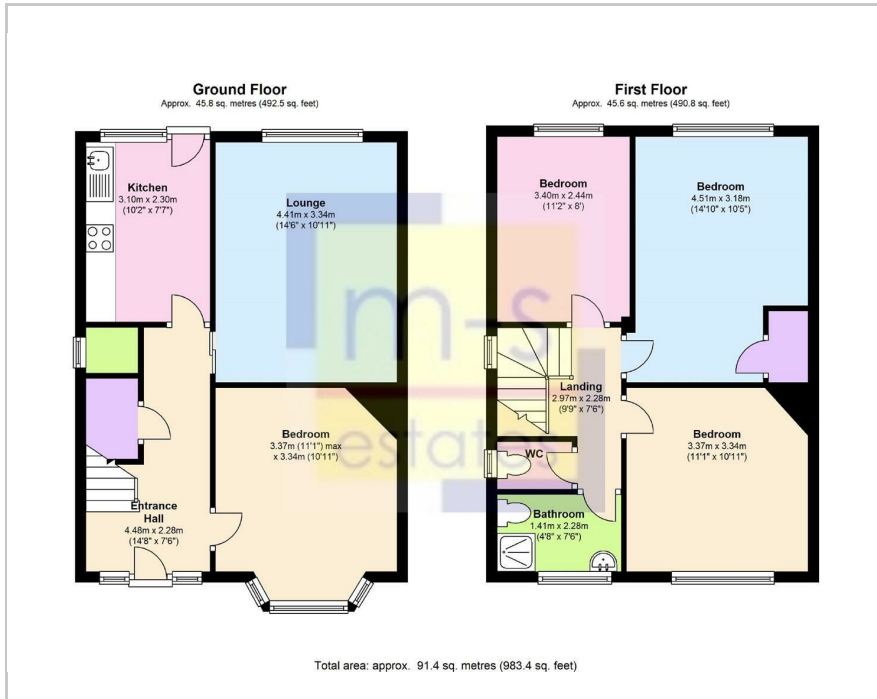


154 Rolleston Drive, Nottingham, NG7 1LA

£325,000



Floor Plan



- HMO Student Investment.
- Planning consent for 2 further bedrooms.
- Let at £27040 p.a.inc' until June 2025.
- 4 letting rooms.
- Kitchen & separate lounge.
- Shower room and 2 w.c's.
- Garden to rear.
- Gas central heating.
- Double glazing.
- Popular area for students.



Area Map



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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