



The Sherwood Trent Lane, Nottingham NG2 4DS

welcome to

The Sherwood Trent Lane, Nottingham

Introducing phase two of Pelham Waterside development in NG2. Offering 12 contemporary two, three and four bedroom homes located near the River Trent. At Pelham Waterside you can enjoy the tranquillity of this new waterside community whilst still being within easy reach of Nottingham and West Bridgford. Each of the homes offer a predicted energy rating (PEA) of B.



Pelham Waterside Two

Ground Floor

Kitchen

12' 7" x 8' (3.84m x 2.44m)

Living/dining Room

15' 7" x 13' 5" (4.75m x 4.09m)

First Floor

Bathroom

Bedroom One

En-Suite

Bedroom Two

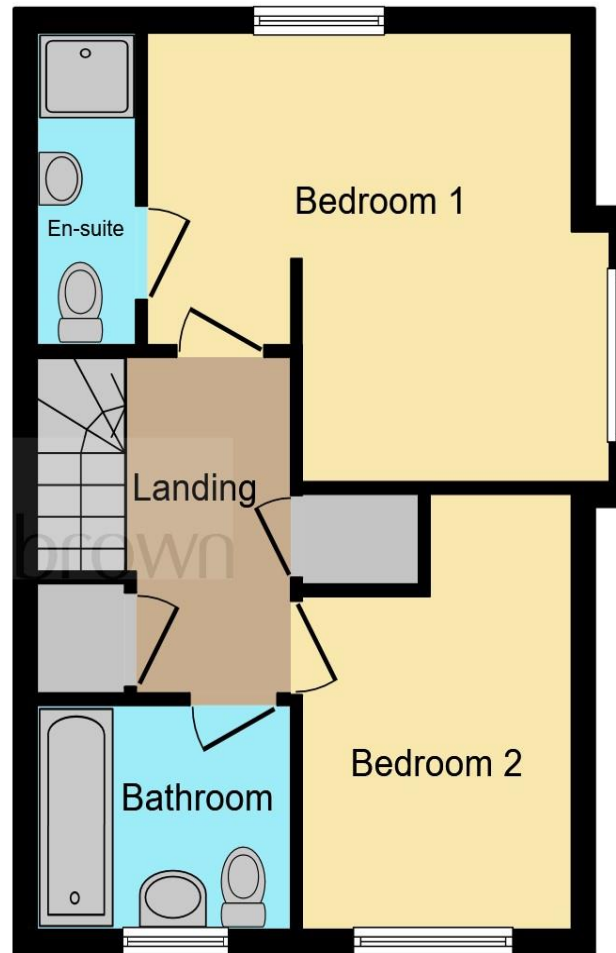
12' 2" x 8' 4" (3.71m x 2.54m)

External

Our Promise To You



Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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- Brand new 2 bedroom house located on the Pelham Waterside Two development.
- New build low running costs - predicted energy rating B.
- Council Tax Band TBC
- High specification homes with flooring throughout, integrated appliances and Porcelanosa bathroom suites
- Gas central heating with smart wireless controller.

Tenure: Freehold EPC Rating: Exempt

£290,000



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/WBF102938](https://www.williamhbrown.co.uk/Property/WBF102938)



Property Ref:
WBF102938 - 0008

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