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**DavidJames**  
the estate agent

**Fox Grove, Old Basford, Nottingham, NG5 1JS**

**Offers In Excess Of £130,000**



## About This Property

A traditional-style end terraced house situated within easy reach of excellent amenities and transport links including tram stop to Nottingham City centre and the surrounding areas. The property comprises of two good-sized reception rooms, modern kitchen with a range of units, two bedrooms and a bathroom with three piece suite. Outside, there is an enclosed rear garden with lawn, patio and shrubs.



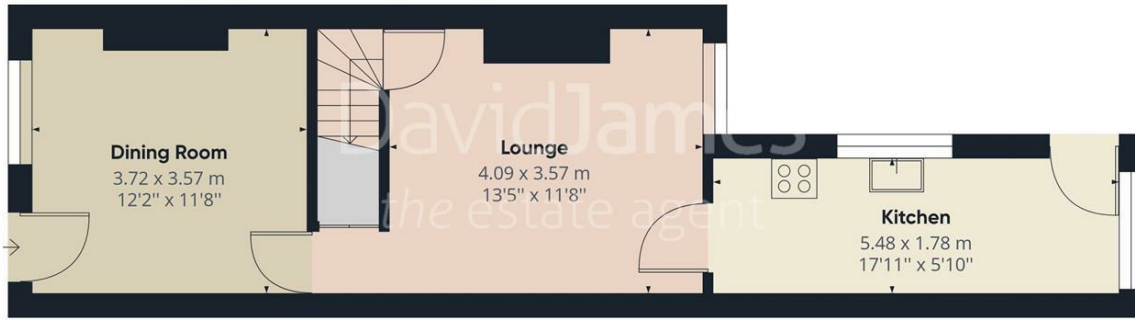
- A traditional style end-terraced house
- Two bedrooms
- Good-sized dining room
- Lounge with stairs providing access to the first floor
- Kitchen with a range of units
- Bathroom with three piece suite
- Gas central heating
- Rear garden with patio, lawn and shrubs
- Within easy reach of ample amenities
- Frequent transport links/tram stop nearby



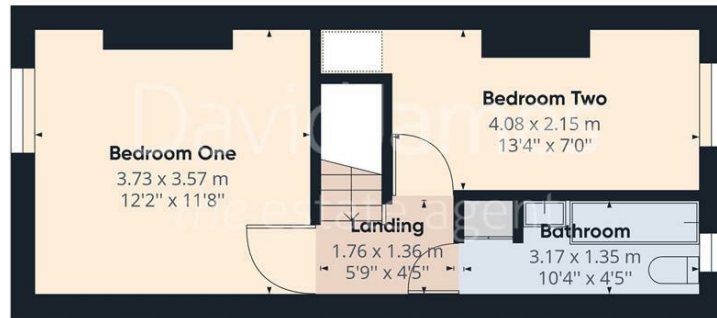








Floor 0



Floor 1

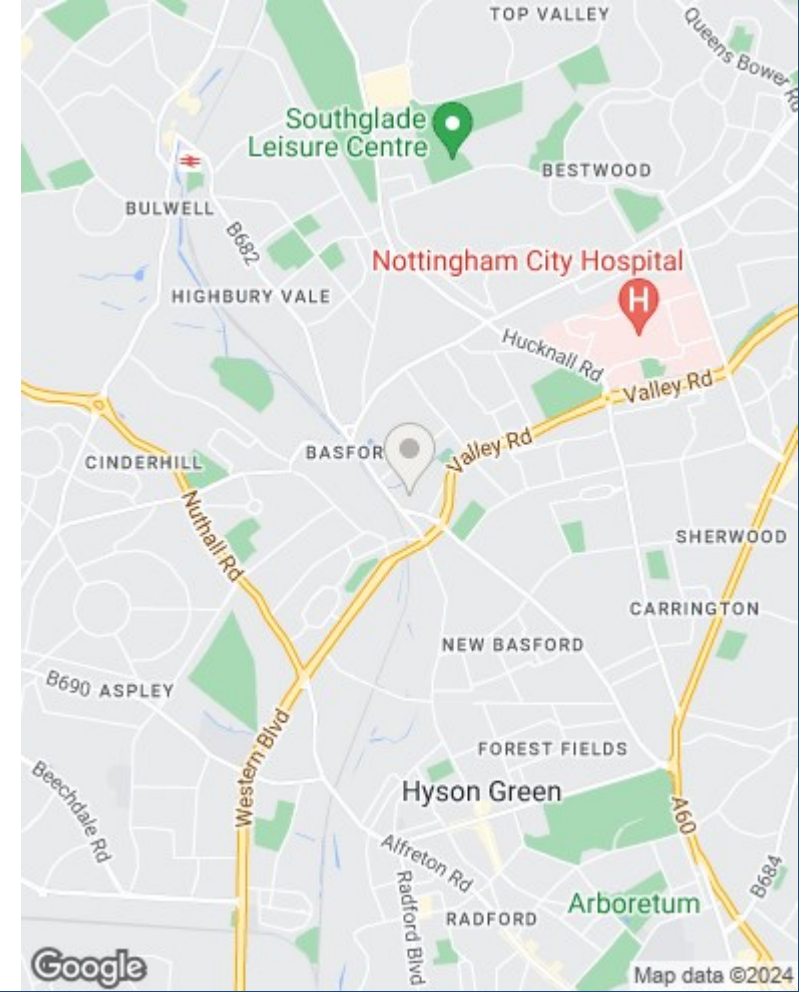


Approximate total area<sup>(1)</sup>  
68.62 m<sup>2</sup>  
738.65 ft<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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**Council Tax Band: A**  
**Nottingham City Council**  
**Freehold**

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