



DavidJames
the estate agent

Furlong Avenue, Arnold, Nottingham, NG5 7AR

Guide Price £180,000

About This Property

This well-presented mid-terrace house is an excellent opportunity for first-time buyers, offered to the market with no upward chain. Conveniently located within a short walk from Arnold's array of shops and frequent bus services to Nottingham City Centre, this property combines comfort with practicality.

The interior is bright and spacious, featuring a welcoming lounge complete with a feature electric fire and a newly fitted carpet. The separate dining room seamlessly flows into the kitchen area, which is equipped with modern units, an integrated oven, hob, extractor and ample space for freestanding white goods.

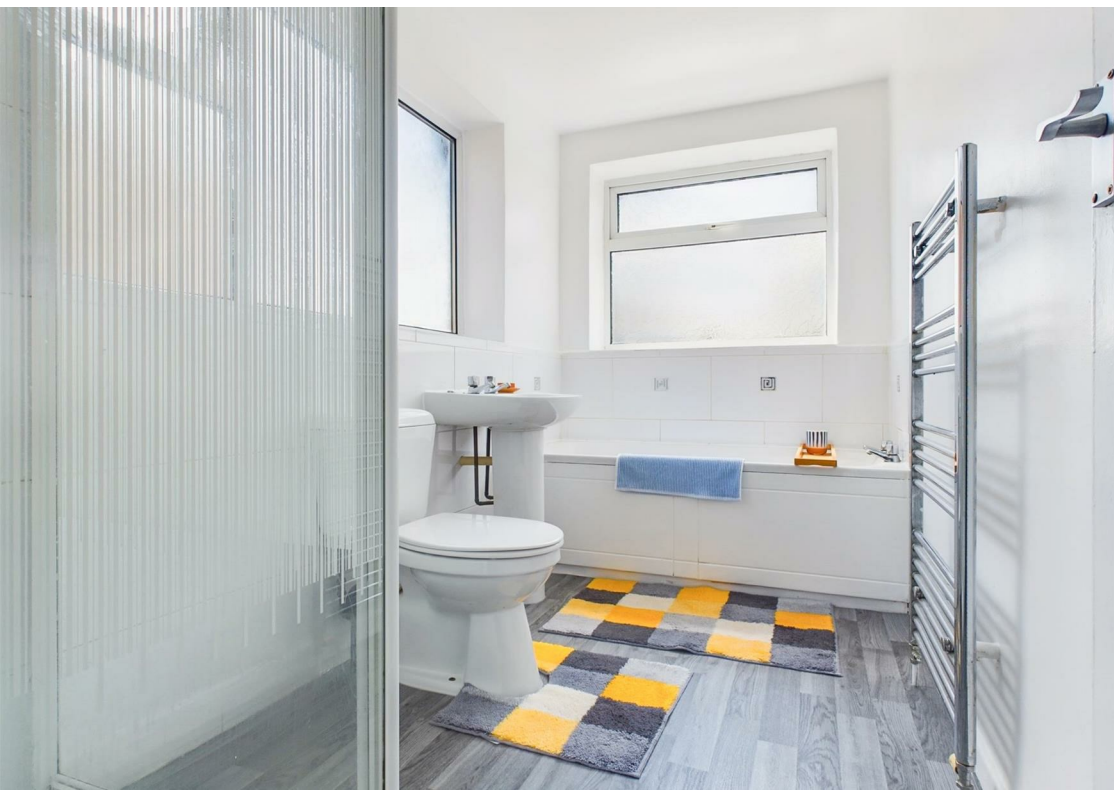
The property boasts three bedrooms, with two located on the first floor and an additional bedroom on the top floor, accessed via a separate staircase. The bathroom is fitted with a four-piece suite, including a separate shower cubicle and a towel radiator, offering both functionality and comfort.

Outside, the generous southerly-facing rear garden provides a delightful space for outdoor enjoyment. It features an initial decked patio seating area, leading to an artificial lawn that ensures low maintenance. Additionally, there is a useful timber storage outbuilding, adding extra practicality to the outdoor space.

With its well-maintained interior, convenient location and attractive outdoor area, this property is ready to move into and enjoy. Don't miss the chance to make this charming house your new home.



- Well-presented terraced house
- Offered to the market with no upward chain
- Ideal for a first-time buyer
- Within easy reach of Arnold's shopping amenities
- A short walk from frequent bus services
- Bright and spacious lounge with new carpet and a feature electric fire
- Dining room open plan to the modern kitchen
- Three bedrooms
- Bathroom with a four-piece white suite including a separate shower cubicle
- Generous southerly-facing rear garden with artificial lawn





Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾
80.86 m²
870.41 ft²

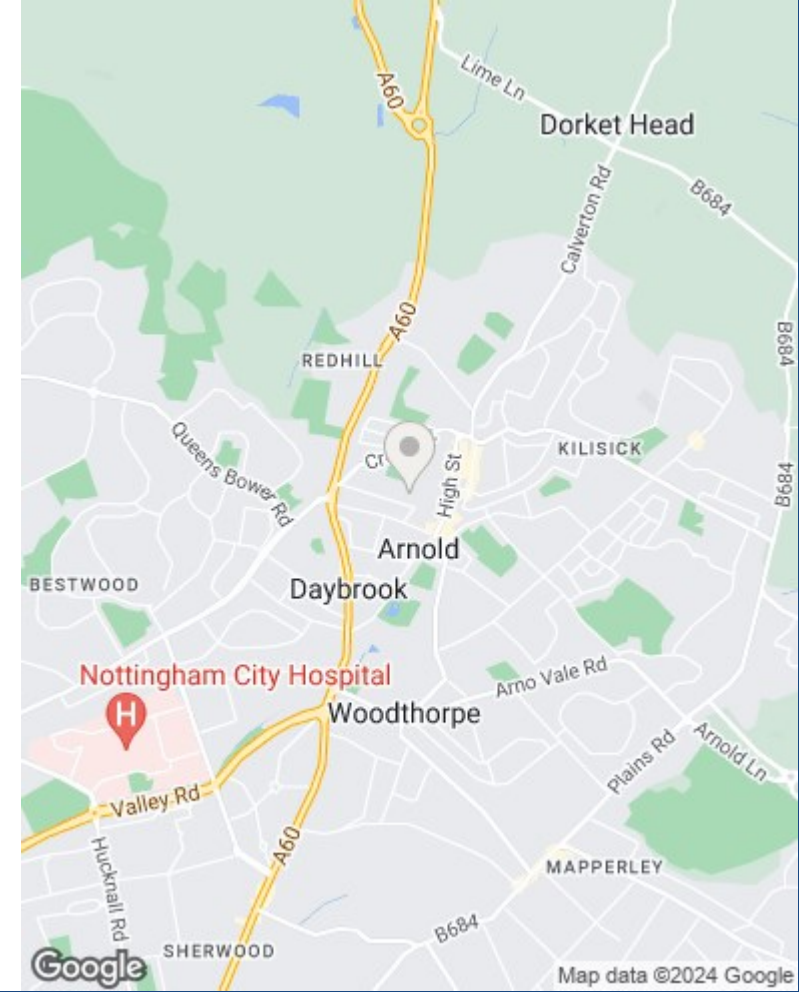
Reduced headroom
63.46 m²
683.06 ft²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

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
Gedling Borough Council
Freehold

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