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DavidJames
the estate agent

Ravenswood Road, Arnold, Nottingham, NG5 7FY

Guide Price £280,000

About This Property

This extended semi-detached house in Arnold offers a perfect blend of contemporary living and practical design, making it an ideal family home. Upon entering, you are welcomed by an entrance hall featuring laminate flooring, leading to a convenient ground floor WC with a washbasin and electric shower.

The lounge, located at the front of the house, boasts engineered timber flooring and a large window, allowing plenty of natural light to fill the space. The highlight of the ground floor is undoubtedly the extended dining kitchen. It is equipped with a range of panelled units, timber and granite work surfaces, and a skylight window that enhances the room's brightness. French doors open out to the rear garden, seamlessly connecting indoor and outdoor living. The kitchen also includes integrated appliances such as a double oven, hob, microwave, and extractor.

Upstairs, the property features three bedrooms, with the first and second bedrooms benefiting from fitted wardrobes, offering ample storage. The first floor also houses a modern shower room/WC, complete with a mains shower and tiled flooring.

Additional features of this home include combination gas central heating, UPVC double glazing with a composite front entrance door, and solar PV panels that benefit from the feed-in tariff, contributing to energy efficiency.

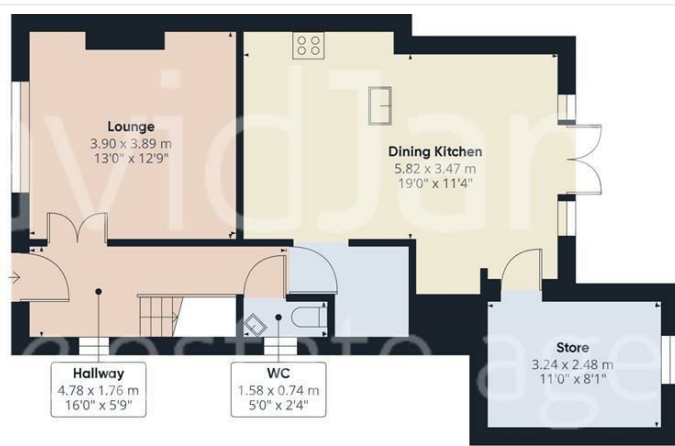
Externally, the property boasts a gated gravelled driveway providing off-road parking, and a store/utility to the side of the house. The rear garden is of a good size, predominantly laid to lawn with patio areas, perfect for outdoor relaxation and entertaining.

Situated within easy reach of local bus routes and within walking distance of Arnold's amenities, this property offers both convenience and comfort. It is an ideal choice for those seeking a well-appointed family home in a desirable location.



- Extended semi detached house with solar PV panels benefitting from the feed-in tariff
- Three bedrooms, bedrooms one and two with fitted wardrobes
- Entrance hall with laminate flooring, ground floor WC with washbasin and electric shower
- Lounge with engineered timber flooring and window to the front elevation
- Extended dining kitchen with timber and granite work surfaces, integrated appliances and French doors to the garden
- First floor shower room/WC with mains shower and tiled flooring
- Combination gas central heating, UPVC double glazing with composite front entrance door
- Gated gravelled driveway provides off road parking, store to the side of the property
- Good sized lawned rear garden with patio areas
- Situated on a bus route and in walking distance of Arnold's amenities





Floor 0



Floor 1

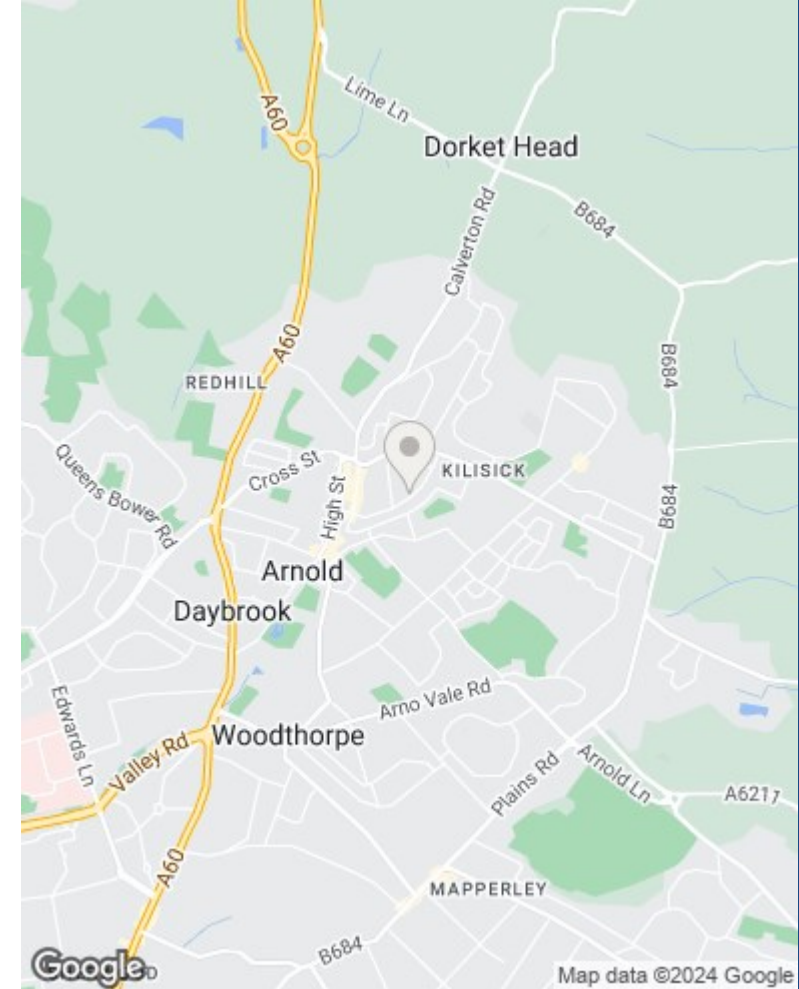


Approximate total area**
97.28 m²
1047.11 ft²

(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: B
Gedling Borough Council
Freehold

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