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DavidJames
the estate agent

Richey Close, Arnold, Nottingham, NG5 7LQ

Guide Price £350,000

About This Property



GUIDE PRICE £350,000-£375,000 This beautifully presented detached family home is situated in a fantastic cul-de-sac location, offering convenient access to the local amenities of Arnold and Mapperley. Ideal for growing families, the property features four bedrooms, including a main bedroom with an en-suite shower room and WC.

Upon entering, you are welcomed by a bright and spacious entrance hall, complete with a cloakroom/WC. The large lounge boasts a feature media wall to the chimney breast and a bow window, allowing natural light to flood the space. Dining kitchen is the heart of the home, equipped with an integrated double oven, hob, and extractor, perfect for both casual meals and entertaining. The property also benefits from a conservatory and an office/utility room with French doors leading to the front elevation, offering versatility for work or leisure.

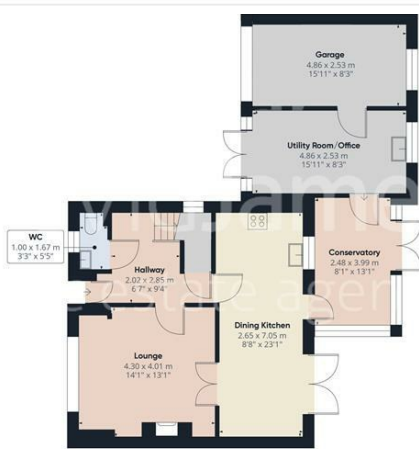
Upstairs, the modern family bathroom includes a shower and WC, ensuring comfort and convenience for all. Outside, the lawned rear garden is a true highlight, featuring a patio area, decking and a covered BBQ area, ideal for outdoor dining and relaxation.

The property further benefits from a double-width driveway providing parking for multiple vehicles, as well as a garage for additional storage or parking. This home combines spacious interiors with an excellent location, creating the perfect setting for modern family life.

- Beautifully presented detached family home
- Four bedrooms, main bedroom en-suite shower room/WC
- Welcoming entrance hall with cloakroom/WC
- Spacious lounge with feature media wall to the chimney breast and bow window
- Dining kitchen with integrated double oven, hob and extractor
- Conservatory, office/utility room with French doors to the front elevation
- Modern family bathroom/WC with shower
- Lawned rear garden with feature patio area, decking and covered BBQ area
- Double width driveway providing parking for multiple vehicles, garage
- Fantastic cul-de-sac location close to Arnold and Mapperley's amenities







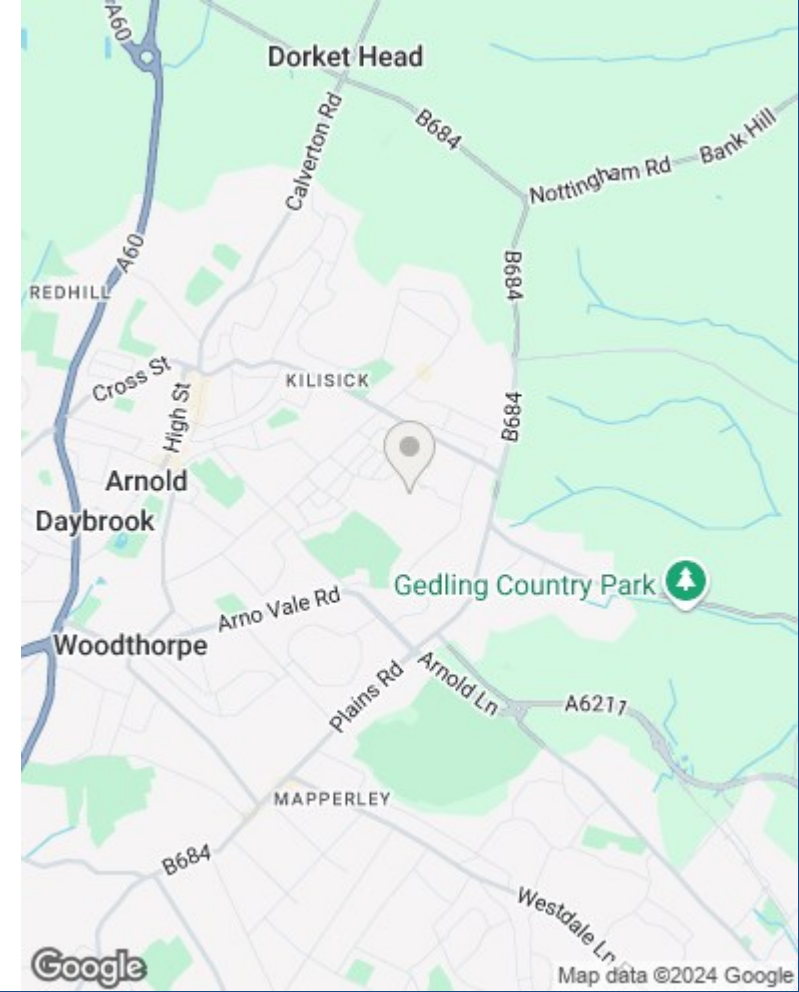
Approximate total area⁽¹⁾
 120.51 m²
 1297.16 ft²

(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.

Calculations are based on RICS IPMS 3C standard.

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Council Tax Band: D
Gedling Borough Council
Freehold

DavidJames
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David James Estate Agents
 100 Front Street, Nottingham, NG5 7EJ
 t: 0115 955 5550 e: arnold@david-james.com

