



24 Drummond Drive, Nuthall – NG16 1BL

Guide Price **£325,000**

DavidJames
the estate agent



24 Drummond Drive

Nuthall, Nottingham

Well-presented detached 2 bed bungalow offered with no chain and with excellent transport links. Spacious lounge, dining room, breakfast kitchen and good-sized rear garden plus a garage and driveway.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating:

- Well-presented detached bungalow
- Offered to market with no chain
- Excellent road & public transport links with close proximity to the M1 and several amenities including local shops and restaurants
- Spacious and bright lounge with feature gas fire and French doors to the dining room
- Separate dining room accessed from the lounge with French doors and views over the rear garden
- Breakfast kitchen with space for freestanding appliances and access to the rear garden
- Two good sized double bedrooms (bedroom one with fitted wardrobes)
- Bathroom with three piece suite
- Generous, mainly lawned rear garden with useful outside store
- Driveway and garage with low maintenance front garden







Floor 0 Building 1



Floor 0 Building 2

Approximate total area⁽¹⁾

100.6 m²

1082 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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