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**DavidJames**  
the estate agent

**Parkdale Road, Bakersfield, Nottingham, NG3 7GL**

**Guide Price £325,000**

## About This Property

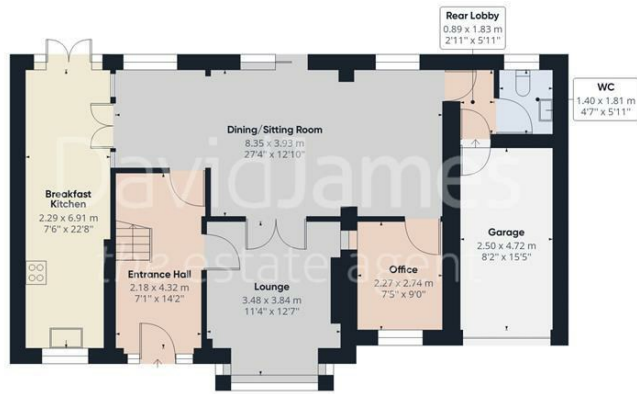
GUIDE PRICE £325,000 - £350,000 A well-presented, fully modernised, extended detached family home situated within a popular residential location in Bakersfield. The property has a pleasant lounge, good-sized dining/sitting room, useful office, modern kitchen with integrated appliances and a ground floor WC. To the first floor, there are four double bedrooms (bedroom two benefitting from an en-suite shower/WC) and a stylish family bathroom with a white suite. Outside, there is a large rear garden with patio and access to a basement storage area. There is also a double width driveway providing off-street parking which leads to a garage. Viewing highly recommended!



- A well-presented, fully modernised detached house
- Four double bedrooms
- Pleasantly decorated lounge
- Spacious dining/sitting room
- Modern breakfast kitchen with integrated appliances
- Ground floor WC situated in the rear lobby
- Bedroom two benefitting from an en-suite shower/WC
- Stylish family bathroom with a white suite
- Large rear garden with lawn, patio & access to basement store
- Double width driveway leading to a garage







Floor 0



Floor 1

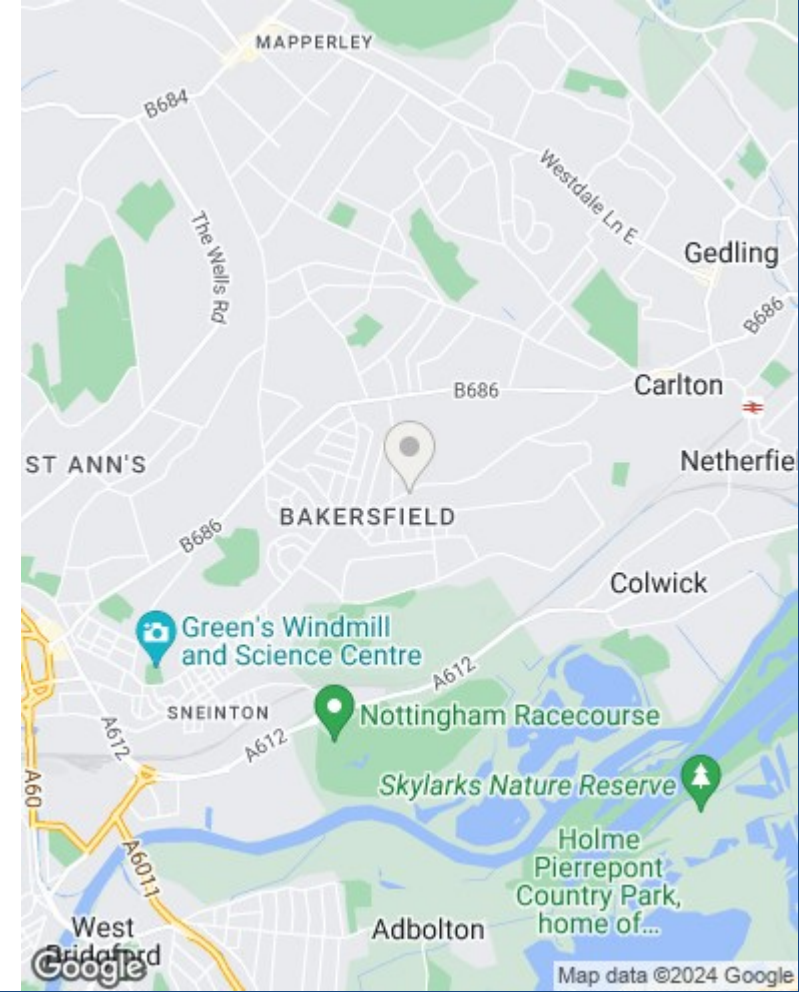


Approximate total area<sup>(1)</sup>  
 145.92 m<sup>2</sup>  
 1570.63 ft<sup>2</sup>

(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: C**  
**Nottingham City Council**  
**Freehold**

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