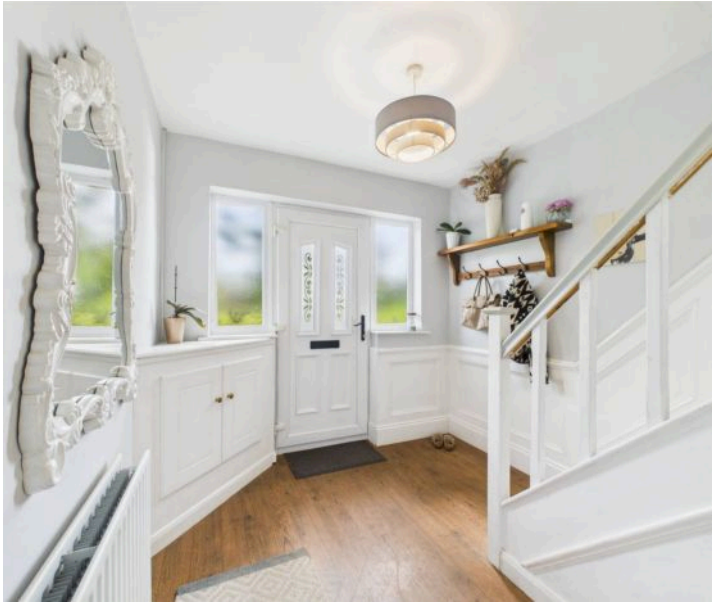
2 Green Avenue, Netherfield - NG4 2LZ

Guide Price £240,000

DavidJames
the estate agent



2 Green Avenue

Netherfield, Nottingham

Well-presented 3 bed home in a leafy cul-de-sac, offered with no chain! Bright and spacious lounge/diner, modern kitchen, superb bathroom and a beautiful, landscaped and low-maintenance rear garden!
Council Tax band: B

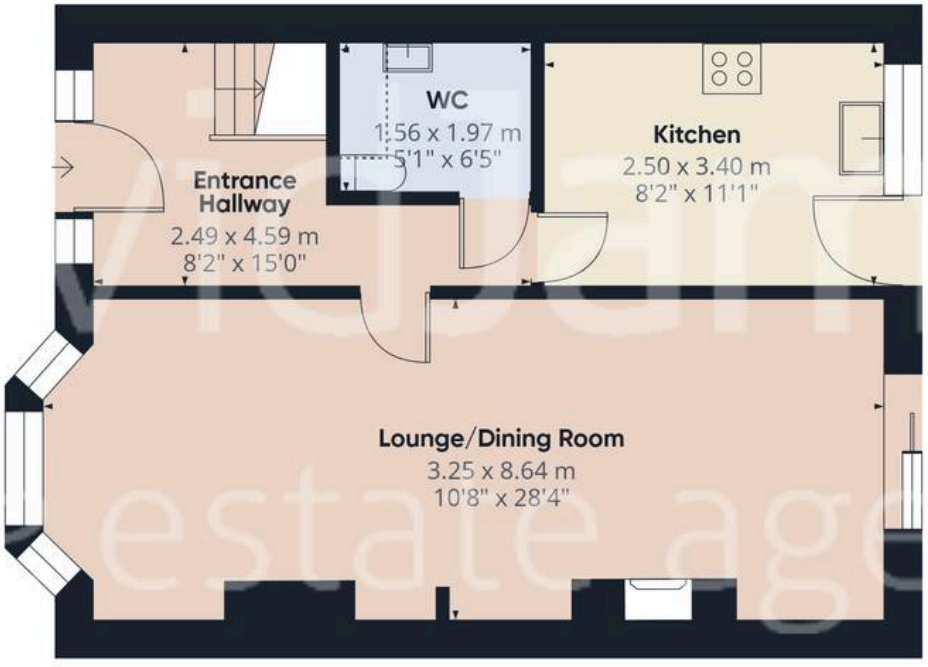
Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- Superb semi-detached home
- Offered to the market with no upward chain
- Tucked away in a leafy cul-de-sac
- Within easy reach of local amenities, Victoria Retail Park and frequent public transport links
- Bright and spacious lounge/dining room with patio doors offering garden views
- Beautiful modern kitchen with timber-effect worktops
- Convenient downstairs WC
- Three bedrooms (including two double rooms)
- Superb family bathroom with a three-piece white suite and heated towel rail
- Landscaped rear garden with artificial lawn, pergola seating area and mature planting

TEA
SUGAR



Floor 0

Floor 1

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Approximate total area(1)

88 m²

948 ft²

Reduced headroom

0.5 m²

5 ft²

(1) Excluding balconies and terraces

Reduced headroom

····· Below 1.5 m/5 ft

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 were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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