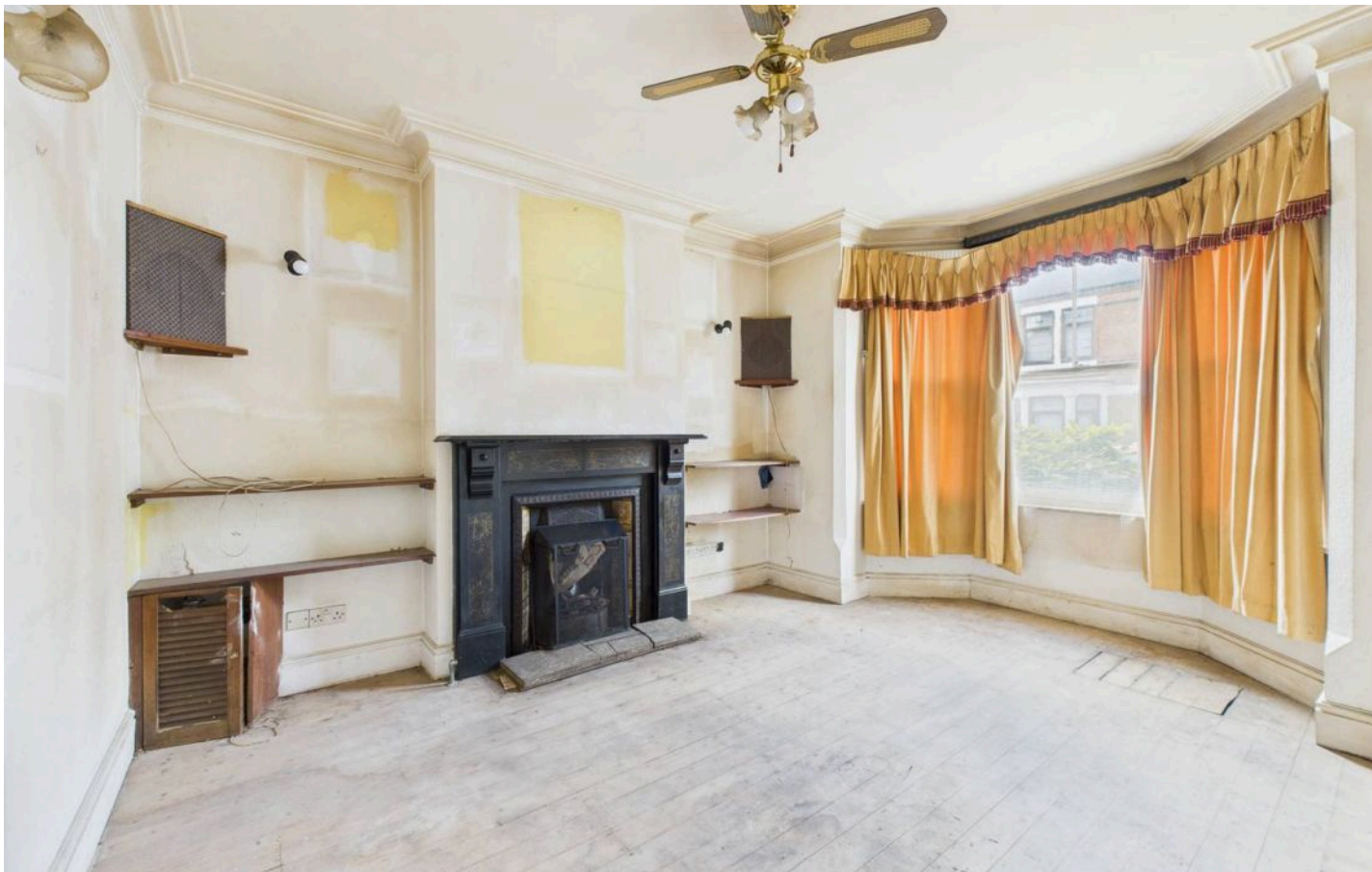




26 Chandos Street, Netherfield – NG4 2LS  
£165,000





## 26 Chandos Street

Netherfield, Nottingham

Characterful 3 bed semi-detached home offered with no upward chain and presenting a fantastic renovation opportunity. 2 reception rooms, a southerly-facing garden and a convenient location!

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: F

- Characterful semi-detached home
- Offered to the market with no upward chain
- Ideal for buyers seeking a rewarding renovation project
- Excellent public transport links nearby provide easy access to Nottingham City Centre and beyond
- A short walk to Netherfield's nearby amenities
- Two separate reception rooms (lounge and versatile dining room)
- Well-proportioned kitchen with a separate utility/storage area
- Three spacious first floor bedrooms
- First floor bathroom with an additional ground floor WC
- Generous south-easterly facing garden with lots of potential











Floor 0

Approximate total area<sup>(1)</sup>

100.1 m<sup>2</sup>

1077 ft<sup>2</sup>

Reduced headroom

0.7 m<sup>2</sup>

8 ft<sup>2</sup>



Floor 1

(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 are based on RICS IPMS 3C standard.

GIRAFFE360





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These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.