



39 Chandos Street, Netherfield – NG4 2LP

Guide Price **£210,000**

DavidJames
the estate agent



39 Chandos Street

Netherfield, Nottingham

Traditional 4 bed semi-detached family home with lots of potential! Offered with no chain, the property sits close to Netherfield's amenities, Victoria Retail Park and frequent transport links! Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Traditional semi-detached family house
- Offered to the market with no onward chain
- Requiring modernisation with lots of potential
- Excellent location close to Netherfield's amenities, bus services and Victoria Retail Park
- Bright and welcoming lounge with feature fireplace
- Separate dining room with views over the rear garden
- Fitted kitchen with space for freestanding appliances
- Four bedrooms (with three generously-sized doubles over two floors)
- Four-piece bathroom suite with separate shower enclosure
- Generous lawned north-westerly facing rear garden with two useful brick stores







Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

109.4 m²

1179 ft²

Reduced headroom

2.6 m²

28 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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