

12 Jarvis Avenue, Nottingham - NG3 7BH Guide Price £270,000







## 12 Jarvis Avenue

## Nottingham, Nottingham

Generous detached bungalow - ideal for those seeking single-storey living! Offering a lounge, dining kitchen, 2 double beds and a 5-piece bathroom plus the benefit of air-conditioning and parking!

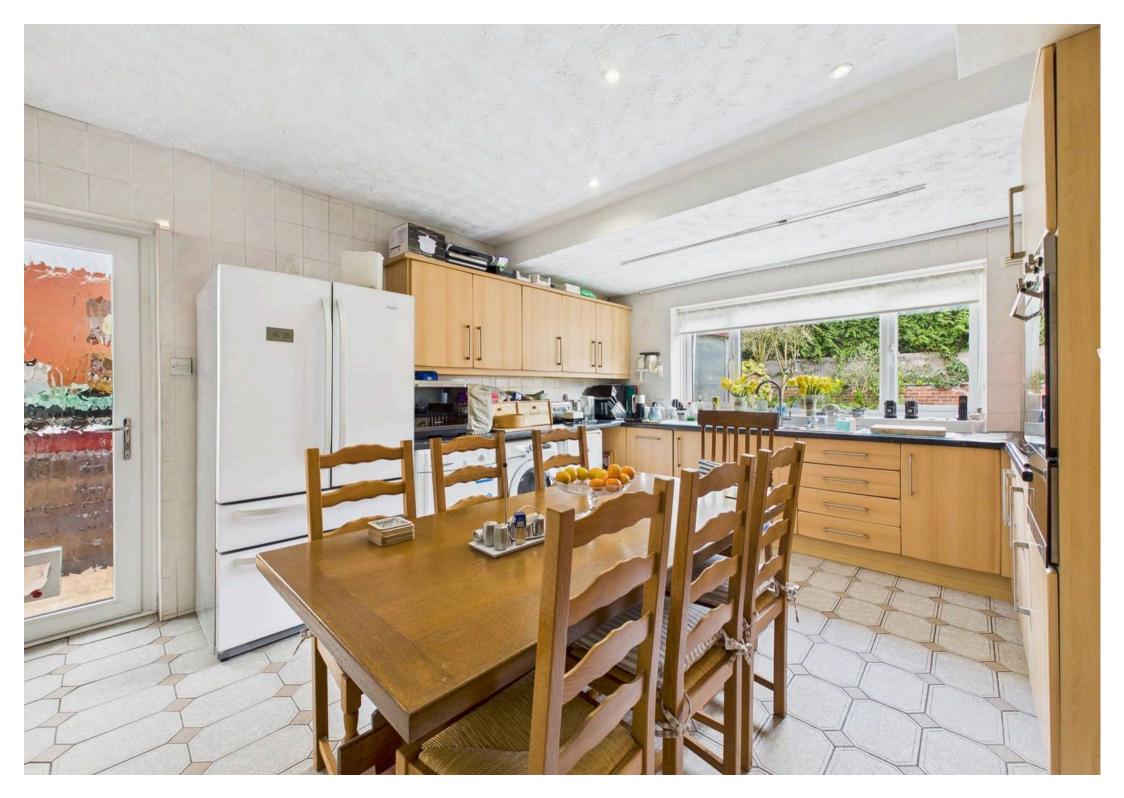
Council Tax band: C

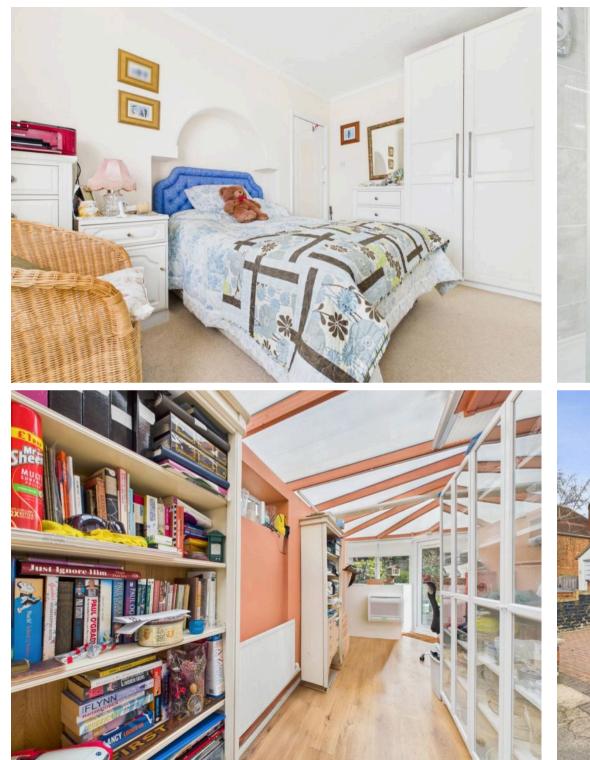
**Tenure: Freehold** 

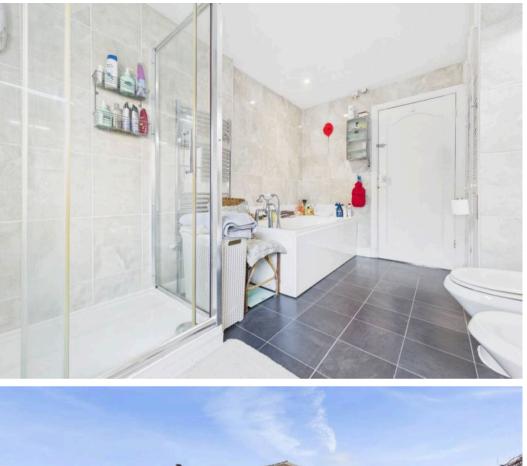
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Detached bungalow with HVAC & charming garden cottage currently used for storage
- Two double bedrooms (main bedroom with HVAC)
- A short walk from Bakersfield's local amenities and frequent bus services
- Ideal for those seeking the benefits of singlestorey living
- Lounge with a feature bay window, contemporary electric fire & HVAC
- Spacious dining kitchen with a generous range of units plus integrated appliances
- Versatile conservatory with heating and HVAC for year-round use
- Five-piece modern bathroom with both a bath and large shower enclosure
- Low-maintenance and south-easterly facing rear garden with patio, artificial lawn and a useful garden cottage used for storage and housing the HVAC system
- Driveway, hardstanding and carport provide off-street parking













## **David James Estate Agents**

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