



Collingham Crescent, Nottingham, NG5

£1,100 PCM

FIRST MONTHS RENT FREE!

Are you looking for your next home in Ridgeway. Now is the perfect time to make a move! For a limited time only we are excited to offer the First Month's Rent Free on selected properties. This exclusive offer is designed to help you settle into your new home with one less thing to worry about.

Positioned in the heart of historic Bestwood—c.5 mile north of Nottingham City Centre—we proudly offer an attractive collection of stylish two to four bedroom modern family homes that benefit from close proximity to an abundance of supermarkets, various green open spaces including the 650-acre Bestwood Country Park, an abundance of high graded primary schools surrounding the site and Nottingham City Hospital just 1.3 miles to the south.

Fully open-plan kitchen/dining/living room with integrated appliances*

Light enhancing French doors

Convenient downstairs w/c

Two well-proportioned bedrooms

Family bathroom inclusive of tiling

Useful storage cupboard

Turf, shrubbery and fencing to front and rear gardens where applicable

Pet Friendly

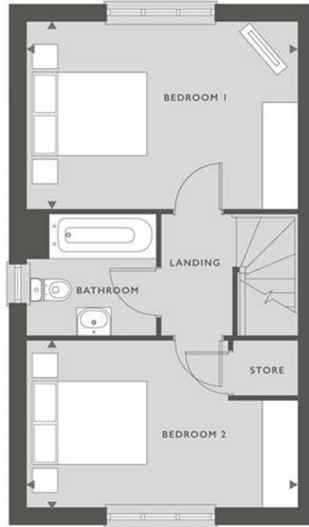


759 SQFT
70 M²



GROUND FLOOR

| | | |
|--------------------|---------------|---------------|
| KITCHEN | 3.35M X 3.50M | 11" X 11'6" |
| LIVING/DINING ROOM | 4.37M X 4.48M | 14'5" X 14'9" |



FIRST FLOOR

| | | |
|-----------|---------------|---------------|
| BEDROOM 1 | 4.37M X 3.07M | 14'5" X 10'1" |
| BEDROOM 2 | 4.37M X 2.70M | 14'5" X 8'11" |



■ SVP



| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | |
|---|-----------|--|-----------|
| Current | Potential | Current | Potential |
| 84 | 97 | B | B |
| <p>Energy Efficiency: 84 (Current), 97 (Potential)</p> <p>Energy Efficiency Legend: A (92-100), B (81-91), C (69-80), D (55-68), E (39-54), F (21-54), G (1-20)</p> | | <p>Environmental Impact: B (Current), B (Potential)</p> <p>Environmental Impact Legend: A (1-10), B (11-20), C (21-30), D (31-40), E (41-50), F (51-60), G (61-70)</p> | |