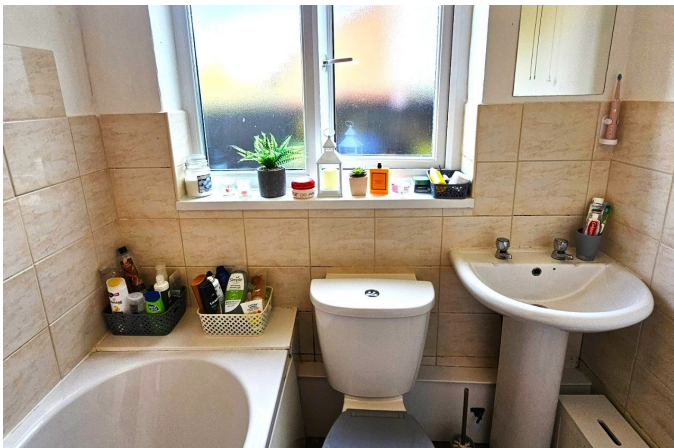


## 54 Horace Avenue, Stapleford

Offers In Region Of £160,000

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- 3 Bed End Terrace House
- No through Road
- Within walking distance to high street
- Close to M1
- Rural walks at the bottom of the street
- Ideal FTB or Investor
- 2 Reception rooms
- Combi boiler less than 5 years old
- Large extensive Garden
- No Chain



Measurements Are Calculated By Cubicasa Technology. Deemed Highly Reliable But Not Guaranteed.

Vetta Properties are pleased to bring to the market this 3 bedroom end terrace house, within walking distance to Stapleford high street with all the local facilities and amenities. Easy commute to Derby & Nottingham being close to the M1. The property benefits from 2 reception rooms and 3 bedrooms, and is ideal for the FTB and the investor as a good rental income property due to its location. Call today to arrange a viewing.



NB: This property is currently tenanted with provable up to date rent paid, and all currently legislation certificates in place. Landlord retirement sell priced to FTB or new landlord