



Three Bedroom Semi-Detached House located in Beeston.

Offers Over
£299,500

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41 Autumn Way Beeston Nottingham NG9 2JW



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A well-presented three-bedroom semi-detached property.

This fantastic property is considered ideal for a variety of potential purchasers, including families. Accommodation to the ground floor comprises of an entrance hallway, downstairs W/C, spacious lounge and kitchen diner. Patio doors lead to a low maintenance enclosed rear garden.

To the first floor, two good sized bedrooms and a further single. En-suite shower room to the master and family bathroom with shower over the bath.

Outside the property benefits form an allocated parking space, and to the rear there is a private and enclosed garden.

Situated in this popular and convenient residential location, a short distance from local shops and amenities including schools and transport links. The University of Nottingham, Queens Medical Centre, and Beeston Town Centre are all easily accessible.

These sales particulars have been prepared by Merritt Estates and produced in good faith on the instruction of the vendor. All measurements should be regarded as approximate.

It is a mandatory requirement for a Sales Agent to be part of a redress scheme. Merritt Estates have membership with The Property Ombudsman (a government approved redress scheme).

Purchaser information - Under the Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017 and the Proceeds of Crime Act 2002, Merritt Estates will require any successful purchasers to provide two forms of identification before the instruction of solicitors in the purchase of a property.

We hold independent redress with The Property Ombudsman

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Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		