

HoldenCopley

PREPARE TO BE MOVED

Lady Bay Road, West Bridgford, Nottingham NG2 5BJ

£950 PCM

LOCATION, LOCATION LOCATION...

A well-presented two-bedroom ground floor maisonette offering spacious accommodation with neutral décor throughout, available unfurnished. Ideally suited for couples or working professionals, the property is located in the highly sought-after area of West Bridgford, just a short walk from the vibrant town centre with its variety of shops, cafes, and restaurants within easy reach of Nottingham City Centre. The interior features an inviting entrance hall, a generous living room, and a modern fitted kitchen equipped with a mix of integrated and free-standing appliances. There are two well-proportioned bedrooms, both serviced by a stylish newly renovated three-piece shower suite. Externally, the front garden includes decorative plants and a pathway leading to the property, with nearby on-street parking available. The rear garden is enclosed and features a lawned area, paved seating space and gated access. Early viewing is highly recommended to appreciate all this property has to offer.

AVAILABLE NOW!



- Ground Floor Maisonette
- Two Bedrooms
- Modern Fitted Kitchen
- Spacious Living Room
- Newly Renovated Modern Three Piece Bathroom Suite
- Un-Furnished
- Rear Enclosed Landscaped Garden
- On-Street Parking Available
- Popular Location
- 360 Virtual Tour

ACCOMMODATION

Entrance Hall

The entrance hall has hard wood effect tile flooring, recessed ceiling spotlights, smoke alarm, in-built storage cupboard and a single UPVC door providing access into the accommodation

Kitchen

9'10" x 6'10" (3.02m x 2.09m)

The kitchen has hard wood effect tile flooring, partially tiled walls, recessed ceiling spotlights, a range of fitted wall and base units with fitted worksurfaces, undercounter fridge with freezer compartment, undercounter washing machine, integrated oven with induction hobs and an extractor fan, stainless steel sink with a drainer and mixer taps, radiator and a UPVC double glazed window

Living Room

10'4" x 14'2" (3.16m x 4.33m)

The living room has carpeted flooring, recessed ceiling spotlights, radiator and a UPVC double glazed window

Bathroom

4'5" x 6'2" (1.37m x 1.88m)

The bathroom has hard wood effect tile flooring, fully tiled walls, recessed ceiling spotlights, low level flush WC, vanity washbasin with mixer taps, double shower enclosure with a wall mounted mains-fed waterfall shower and a shower over, wall mounted towel rail, an extractor fan and a UPVC double glazed obscure window

Master Bedroom

9'3" x 15'4" (2.83m x 4.69m)

The main bedroom has carpeted flooring, recessed ceiling spotlights, vertical radiator and UPVC double glazed French doors leading to a private rear garden

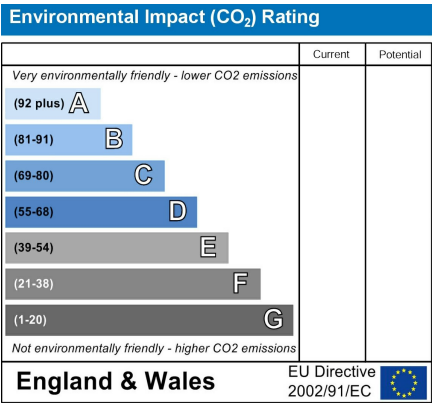
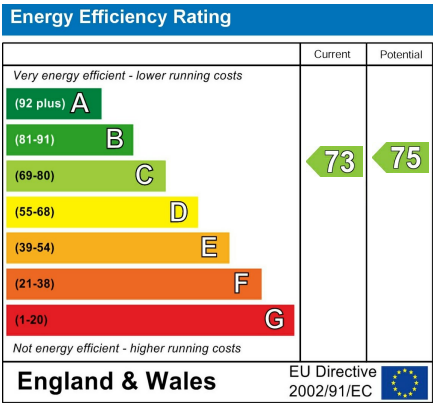
Bedroom Two

8'0" x 8'10" (2.44m x 2.71m)

The second bedroom has carpeted flooring, recessed ceiling spotlights, radiator and a UPVC double glazed window

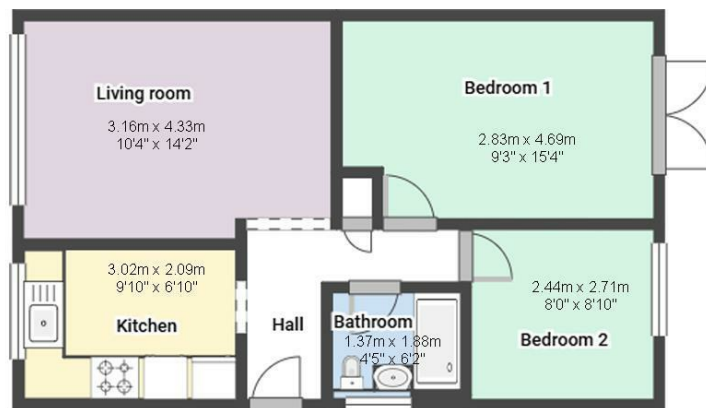
OUTSIDE

Outside to the front is a range of decorative plants and shrubs, pathway leading to the accommodation with availability for nearby on-street parking and to the rear is an enclosed garden with a lawned area and a paved seating area with a fence surround and gated access



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FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations are an approximate only. They cannot be regarded as being a representation by the seller nor their agent and is for identification only. Not to scale.
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