



Gainsford Crescent, Bestwood Park, Nottinghamshire NG5 5HS

£995 PCM

Gainsford Crescent, Bestwood Park, Nottinghamshire NG5 5HS



PERFECT FAMILY HOME

This three-bedroom semi-detached home is perfect for families or professionals looking for comfortable living in a convenient spot. Situated in a popular residential area, the property benefits from excellent access to local schools, parks, shops and regular transport links into the city centre. Internally, the property offers a welcoming entrance hall, a spacious lounge with useful built-in storage, and a modern kitchen diner with plenty of space for entertaining or family meals. Upstairs there are three well-proportioned bedrooms, all served by a stylish three-piece bathroom suite. To the front, there's a large driveway providing ample off-street parking, while the rear boasts a generous, well-maintained garden – ideal for enjoying the warmer months. Offered to the market ready to move straight into, this home ticks all the boxes for practical and comfortable living.

AVAILABLE NOW





- Semi Detached House
- Three Bedrooms
- Spacious Lounge
- Kitchen Diner
- Plenty Of Storage Space
- Three Piece Bathroom Suite
- Double Width Driveway
- Well Maintained Garden
- Unfurnished
- Must Be Viewed





GROUND FLOOR

Entrance Hall

The entrance hall has carpeted flooring, a radiator and provides access into the accommodation

Lounge

13'5" x 11'1" (4.10 x 3.40)

The lounge has a UPVC double glazed window to the front elevation, wood effect laminate flooring, a TV point, a radiator and two built in cupboards

Kitchen / Diner

14'9" x 8'6" (4.52 x 2.60)

The kitchen diner has a range of base and wall units with rolled edge worktops, a stainless steel sink with mixer taps and drainer, space for a cooker, space for a fridge freezer, space and plumbing for a washing machine, space for a dining table, a radiator, a wall mounted boiler, tiled splash back, an under stair storage cupboard, two UPVC double glazed windows to the rear elevation and a single door providing access to the rear.

FIRST FLOOR

Landing

The landing has carpeted flooring, a UPVC double glazed windows to the side elevation, a loft hatch and provides access to the first floor accommodation

Master Bedroom

10'9" x 9'6" (3.30 x 2.90)

The main bedroom has a UPVC double glazed window to the front elevation, a radiator and carpeted flooring

Bedroom Two

9'8" x 10'0" (2.96 x 3.05)

The second bedroom has a UPVC double glazed window to the rear elevation, carpeted flooring, a radiator and a built in airing cupboard with overhead storage

Bedroom Three

6'9" x 7'0" (2.07 x 2.15)

The third bedroom has a UPVC double glazed window to the front elevation, carpeted flooring and a radiator

Bathroom

7'11" x 6'11" (2.42 x 2.12)

The bathroom has a low level flush WC, a pedestal

wash basin, a panelled bath with an overhead shower, a radiator, partially tiled walls and a UPVC double glazed window to the rear elevation

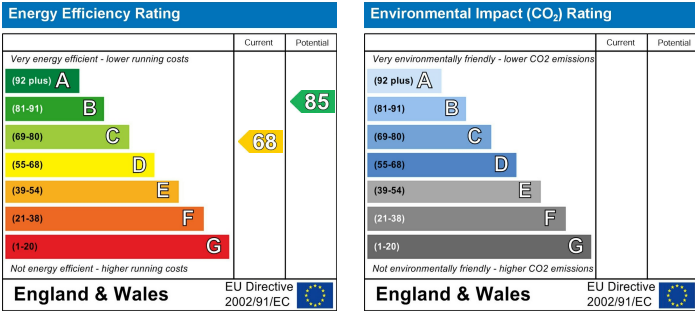
OUTSIDE

Front

To the front of the property is a gravelled garden with a tarmac driveway and outdoor lighting

Rear

To the rear of the property is a private enclosed garden with a decked seating area, a lawn, a patio with raised gravelled areas, a shed, a store room, fence panelling and a range of plants and shrubs



Gainsford Crescent, Bestwood Park, Nottinghamshire NG5 5HS



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
CC Ltd ©2018

01158228800

4 Croft Road, Arnold, Nottingham, NG5 7DX

lettings@holdencopley.co.uk

www.holdencopley.co.uk

Agents Disclaimer: HoldenCopley, their clients and employees 1: Are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and HoldenCopley have not tested any services, equipment or facilities. Purchasers must make further investigations and inspections before entering into any agreement.