



Wessex Drive, Giltbrook NOTTINGHAM NG16 2YP

welcome to

Wessex Drive, Giltbrook NOTTINGHAM

- DRIVEWAY & GARAGE
- THREE BEDROOMS
- EN SUITE
- SOUTH FACING GARDEN
- SOUGHT AFTER LOCATION

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers over

£220,000

Lounge

14' 6" max x 11' 2" max (4.42m max x 3.40m max)

Kitchen Diner

14' 10" max x 9' 8" max (4.52m max x 2.95m max)

Downstairs Wc

Bedroom One

9' 3" max x 8' 11" max (2.82m max x 2.72m max)

En Suite

Bedroom Two

8' 9" MAX x 8' 6" MAX (2.67m MAX x 2.59m MAX)

Bedroom Three

8' 9" MAX x 6' MAX (2.67m MAX x 1.83m MAX)

Family Bathroom

Garage



view this property online williamhbrown.co.uk/Property/KBY109521



Property Ref:

KBY109521 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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