



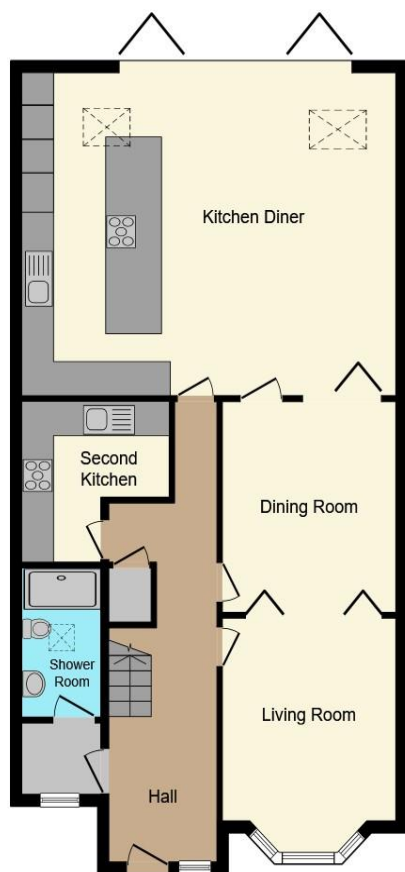
**Runswick Drive, Nottingham NG8 1JD**

**welcome to**

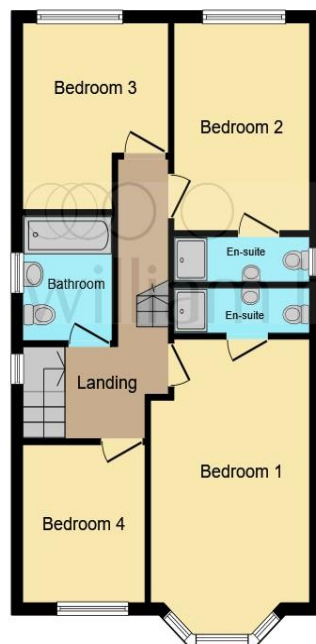
**Runswick Drive, Nottingham**

**\*\*IDEAL FAMILY HOME, BEAUTIFULLY PRESENTED THROUGHOUT\*\*** FOUR BEDROOM DETACHED property located on Runswick Drive with OFF-STREET PARKING and WELL-MAINTAINED ENCLOSED REAR GARDEN. Offering AMPLE LIVING & ENTERTAINING SPACE THROUGHOUT. CLOSE PROXIMITY TO WOLLATON HALL & DEER PARK.

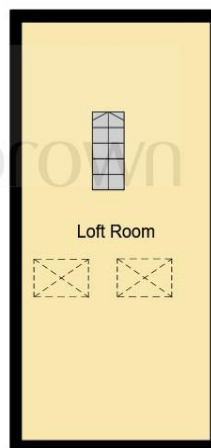




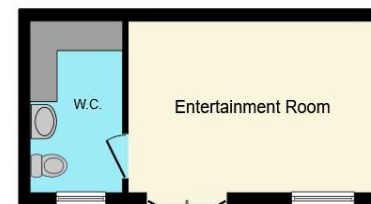
**Ground Floor**



**First Floor**



**Loft Floor**



**Outbuilding**

### **Living Room**

10' 9" MAX x 13' 5" MAX ( 3.28m MAX x 4.09m MAX )

### **Dining Room**

10' 11" MAX x 12' 11" MAX ( 3.33m MAX x 3.94m MAX )

### **Kitchen Diner**

23' 2" MAX x 19' 3" MAX ( 7.06m MAX x 5.87m MAX )

### **Second Kitchen**

7' 11" MAX x 9' 3" MAX ( 2.41m MAX x 2.82m MAX )

### **Bedroom One**

9' 7" MAX x 16' 8" MAX ( 2.92m MAX x 5.08m MAX )

### **Bedroom Two**

7' 9" MAX x 9' 2" MAX ( 2.36m MAX x 2.79m MAX )

### **Bedroom Three**

8' 4" MAX x 10' 9" MAX ( 2.54m MAX x 3.28m MAX )

### **Outbuilding**

15' 3" MAX x 9' 11" MAX ( 4.65m MAX x 3.02m MAX )

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

welcome to

## Runswick Drive, Nottingham

- Council Tax Band: C
- \*\*\*GUIDE PRICE £775,000 - £825,000\*\*\*
- FOUR BEDROOM DETACHED PROPERTY
- EXTENDED FAMILY HOME WITH TWO RECEPTION ROOMS
- MODERN FITTED KITCHEN DINER & SECOND KITCHEN SPACE

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

guide price

**£775,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/NVS119219](https://williamhbrown.co.uk/Property/NVS119219)



Property Ref:  
NVS119219 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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