



 3

 1

 1

 C

DavidJames
the estate agent

Trinstead Way, Bestwood Park, Nottingham, NG5 5SB

£1,000 Per Calendar Month

About This Property

This well-presented end-terrace house offers a blend of comfort and convenience. The spacious lounge/dining room, featuring windows to both the front and rear elevations, allows for an abundance of natural light, creating a bright and airy living space and the kitchen is equipped with ample storage and an integrated oven, hob, and extractor fan. Upstairs, there are three bedrooms, including two double bedrooms, and a bathroom fitted with a white suite and an electric shower. Outside, there is an enclosed front garden and a generous rear garden with a patio area and additional lawn space, perfect for outdoor entertaining and family activities. This property is ideally located within walking distance to the City Hospital and is well-served by frequent bus links and a variety of amenities, including schools. VIDEO TOUR AVAILABLE!

TENANCY DETAILS

Available From: NOW

Tenancy Term: Minimum 6 months

Furnishing: Unfurnished

EPC Rating: C

Council Band: A

Pets: Not permitted

- A well-presented end-terrace house
- Three bedrooms (including two double bedrooms)
- Spacious lounge/dining room
- Kitchen with ample storage & integrated oven, hob & extractor
- Bathroom/Wc with white suite and electric shower
- Gas central heating
- Double glazing
- Enclose front garden, large rear garden
- Within walking distance to City Hospital
- Frequent bus links and amenities close by







These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No person in the employment of David James Estate Agents Ltd has any authority to make any representation whatsoever in relation to the property. All services, together with electrical fittings or fitted appliances have NOT been tested. All the measurements given in the details are approximate. Floor plans are for illustrative purposes only and are not drawn to scale. The position and size of doors, windows, appliances and other features are approximate only. The photographs of this property have been taken with a 10mm wide-angle lens. No responsibility can be accepted for any loss or expense incurred in viewing. If you have a property to sell you may wish to take advantage of our free valuation service. David James Estate Agents have established professional relationships with third-party suppliers for the provision of services to Clients. As remuneration for this professional relationship, the agent receives referral commission from the third-party company. David James Estate Agents receives the following commission from each third party supplier on a per referral basis: W A Barnes Ltd: £60 including VAT. All Moves UK Ltd: 18% including VAT of the invoice total (£107 including VAT average). MoveWithUs Limited: £188 including VAT (average).

Council Tax Band: A
Nottingham City Council

DavidJames
the estate agent

David James Estate Agents
45b Plains Road, Mapperley, Nottingham, NG3 5JU
t: 0115 962 4213 e: lettings@david-james.com

