



DavidJames
the estate agent

Sedgley Avenue, Nottingham, NG2 4HZ

£1,100 Per Calendar Month

About This Property

A beautifully presented two bedroom mid-terrace house within easy commuting distance to the city centre! With characterful features throughout, the property boasts a living room with bay window, adjoining dining room, a stylish kitchen with Belfast sink and wooden finish worktops, and a converted versatile basement room. Upstairs, the bedrooms are complemented by a stunning four-piece suite bathroom including a free-standing roll-top bath and a separate shower cubicle. Outside, the property enjoys a low maintenance rear garden with patio area.

TENANCY DETAILS

Available From: 4th June 2025

Tenancy Term: Minimum 6 months

Furnishing: Unfurnished or Part-furnished (to be negotiated)

EPC Rating: D

Council Band: A

Pets: Not permitted

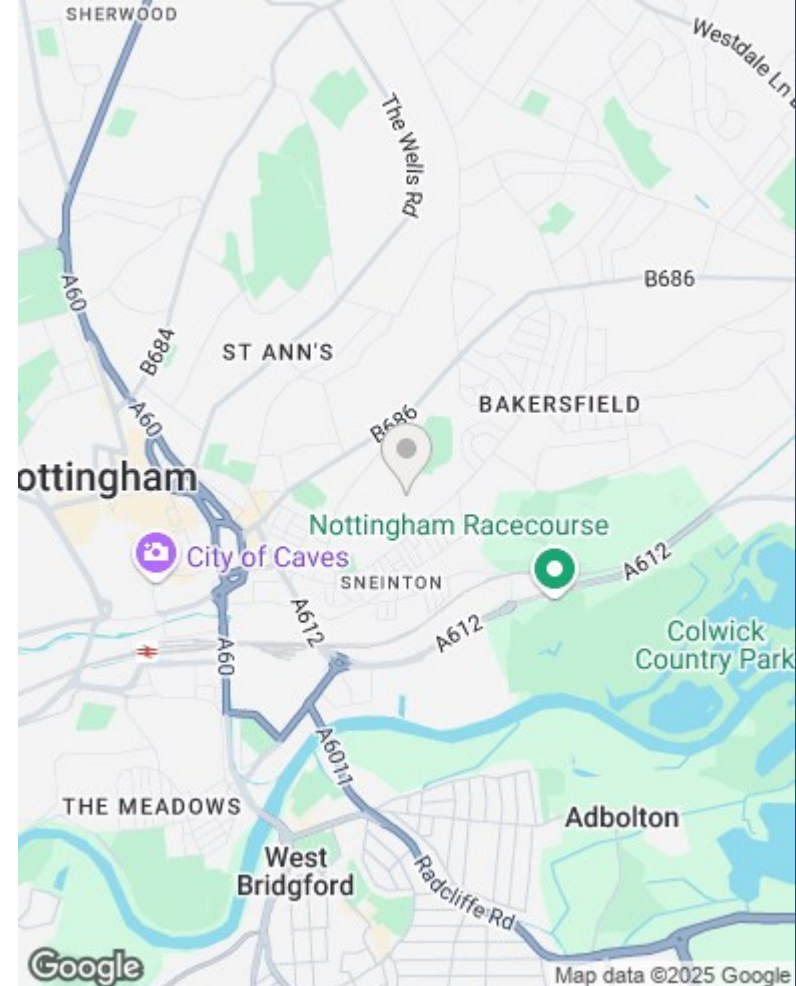
- Beautifully presented mid-terrace house
- Two double Bedrooms
- Living room with bay window
- Adjoining dining room
- Modern kitchen with belfast sink and wooden finish worktops
- Converted basement room
- Four-piece suite bathroom with roll-top bath and separate shower cubicle
- Gas central heating, double glazing
- Low maintenance rear garden with patio area
- Within easy reach of Nottingham City Centre







Total area: approx. 91.7 sq. metres (987.6 sq. feet)



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Council Tax Band: A
Nottingham City Council

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The Property Ombudsman