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B

DavidJames
the estate agent

Horsley Lane, Gedling, Nottingham, NG4 4LP

£1,350 Per Calendar Month

About This Property

Welcome to this modern semi-detached house, located in the sought-after Chase Farm development. This property is ideally positioned close to a host of amenities including highly regarded schools, frequent bus services to the City as well as the lively restaurants, bars and shops of Gedling, Mapperley and Victoria Retail Park. For nature lovers, the scenic Gedling Country Park is just a short stroll away!

Enter through a welcoming hall, complete with fitted storage. The lounge is a great space for relaxing and boasts French doors opening to the garden. The heart of the home is the modern dining kitchen, equipped with integrated cooking appliances and with additional space for a freestanding fridge/freezer, washing machine and a dishwasher. A ground floor cloakroom/WC with a modern two-piece suite adds convenience.

Upstairs, the landing, which includes a large built-in wardrobe, serves as the access to three well-appointed bedrooms. Two of the bedrooms are spacious doubles, with the main room benefiting from an en-suite shower room. The third bedroom, currently set up as a single room with a home office space, overlooks open green to the rear and offers a tranquil view. The complementing family bathroom then features a three-piece white suite with an over-bath shower and vanity storage.

Outdoors, the southerly-facing rear garden features a lawn and a patio area ideal for both unwinding or hosting gatherings. The front of the property includes a driveway with ample parking for multiple vehicles.

TENANCY DETAILS

Available From: NOW

Tenancy Term: Minimum 12 months

Furnishing: Unfurnished

EPC Rating: B

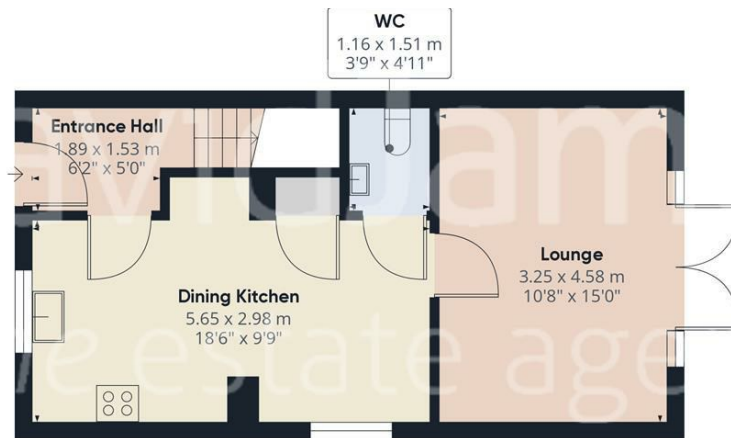
Council Band: B

Pets: Not permitted

- Modern semi-detached family home
- Three first floor bedrooms
- Two bath/shower rooms and additional ground floor WC
- Bright and spacious lounge with French doors
- Superb modern dining kitchen with integrated cooking appliances
- Built in 2019 in a modular non-standard construction, UPVC double glazing, gas central heating
- Southerly-facing lawned garden with an initial patio seating area
- Driveway providing parking for multiple vehicles
- Popular Chase Farm location close to both Gedling and Mapperley's amenities
- A short walk from the stunning Gedling Country Park







Floor 0



Floor 1

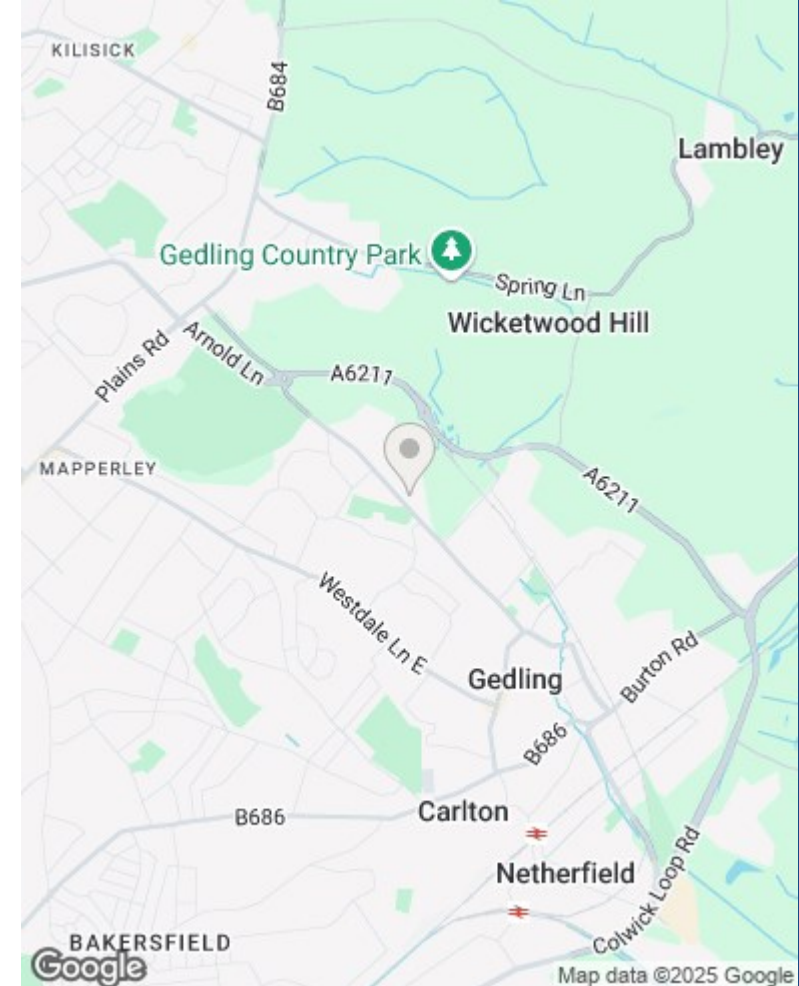


Approximate total area**
77.7 m²
836.35 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



Council Tax Band: B
Gedling Borough Council

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