

Hawthorn Lodge,
Julian Road
West Bridgford
Nottingham
NG2 5AJ

Guide Price £170,000 - £180,000



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Location



Gallery



Video



Contact



0115 841 1155



- NO UPWARD CHAIN!
- Two-bedroom apartment
- Ideal for first time buyers, investors or downsizers
- Three-piece bathroom
- Allocated parking
- Sought-after location
- Close to all local amenities
- Council Tax Band - B
- Service Charge - £1,237.99 PA
- Tenure - Leasehold - 101 Years Remaining

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Key Features

A fantastic investment or first time buy opportunity! A two-bedroom apartment, located in the highly sought-after of Lady Bay, West Bridgford, ideal for buyers looking to move quickly.

A secure entry with stairs leads you to the first-floor landing.

As you enter, you step into a welcoming space with an electric storage and a cupboard housing the heating system and doors leading to the lounge/ diner, the two bedrooms and bathroom.

The lounge area is bright and airy with French doors opening to a Juliet balcony, wood laminate flooring, and an electric storage.

Open plan to the lounge, is the kitchen with wall and base units, integrated hob and oven, stainless steel sink, space for a washer and fridge freezer. There is also a window, allowing light to flood in.

The two spacious bedrooms, each are carpeted, have side windows and electric storage.

The bathroom is a three-piece suite with a shower over the bath and is fully tiled.

The communal area include a bike storage and communal bin. Along with allocated parking spaces plus visitor parking.

The apartment is within easy walking distance to West Bridgford town centre and the vibrant shops in Lady Bay. The apartment is also adjacent to The Hook recreational area with picturesque walks along the river and close to Holme Pierrepont Watersports Centre.





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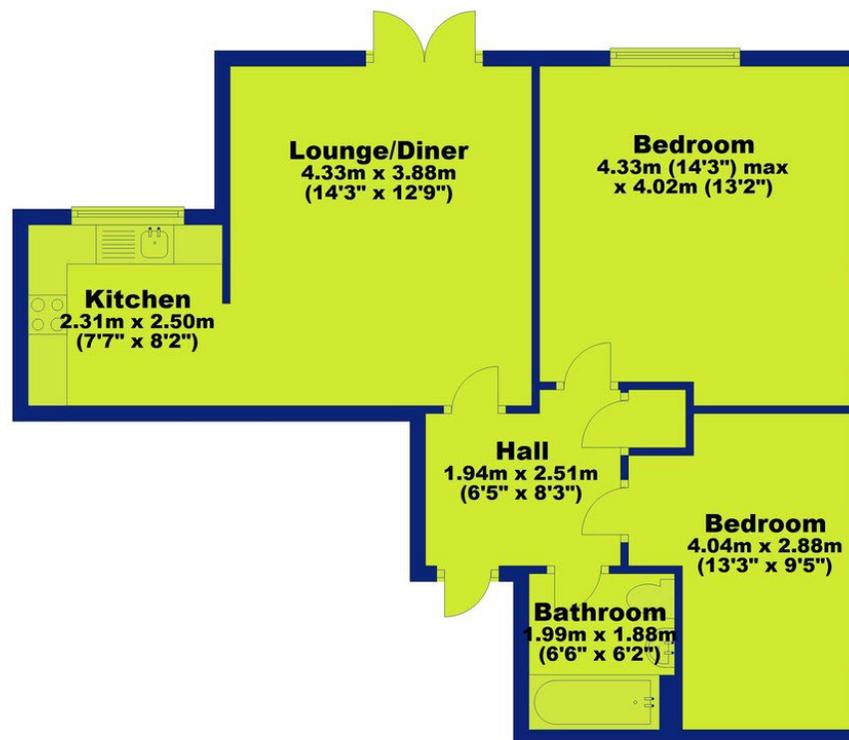


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Ground Floor
Approx. 60.6 sq. metres (652.1 sq. feet)



Total area: approx. 60.6 sq. metres (652.1 sq. feet)

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Interested in this home?

Contact the FHP Living Team on 0115 841 1155

23 Bridgford Road
West Bridgford
Nottingham
NG2 6AU

1 Weekday Cross
The Lace Market
Nottingham
NG1 2GB

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	78 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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