

2, 33 Fox Road

West Bridgford
Nottingham
NG2 6AJ

Guide Price £300,000



Click for further information:-



Location



Gallery



Video



Contact



0115 841 1155



- No upward chain
- Four-bedroom first floor apartment
- Shower room and en-suite
- Open plan living kitchen
- Off street parking
- Sought-after West Bridgford location
- Close to local amenities
- Viewing essential!
- Council Tax Band - A
- Tenure - Leasehold - 180 Years Remaining



0115 841 1155



Location



Gallery



Video



Contact

33 Fox Road, [West Bridgford, Nottingham, NG2 6AJ](#)

Key Features

Situated adjacent to the world-renowned Trent Bridge Cricket Ground in the heart of West Bridgford, this spacious four-bedroom first floor apartment presents an exceptional opportunity for sports enthusiasts, investors seeking a high-performing Airbnb, or those in need of a convenient lock-up-and-leave second home. Offered to the market with no onward chain, the property benefits from a private rear garden and enjoys immediate access to the vibrant cafés, bars, and restaurants of Central Avenue, with Nottingham's premier sporting venues just moments away.

There is also the rare potential to purchase both the freehold and the adjoining flat, enhancing its appeal as an investment or future development opportunity. For further information or to arrange a viewing, please contact the office.

Accessed via a communal entrance, the property opens into a the hallway with doors leading to the bedrooms, shower room, wc and open plan living kitchen. The kitchen is fitted with a range of wall and base units, integrated appliances, and space for additional white goods. The room is finished with partially tiled walls, wood-effect laminate flooring, recessed spotlights, and a large double-glazed box bay window to the front elevation, allowing natural light to flood the space. A built-in storage cupboard offers practical utility.

The hallway leads to four well-proportioned bedrooms, alongside a modern three-piece shower room and separate WC. The principal bedroom benefits from its own contemporary en-suite shower room, also fitted with a sleek three-piece suite.

To the rear of the property, there is off-street parking for two cars.





0115 841 1155



Location



Gallery

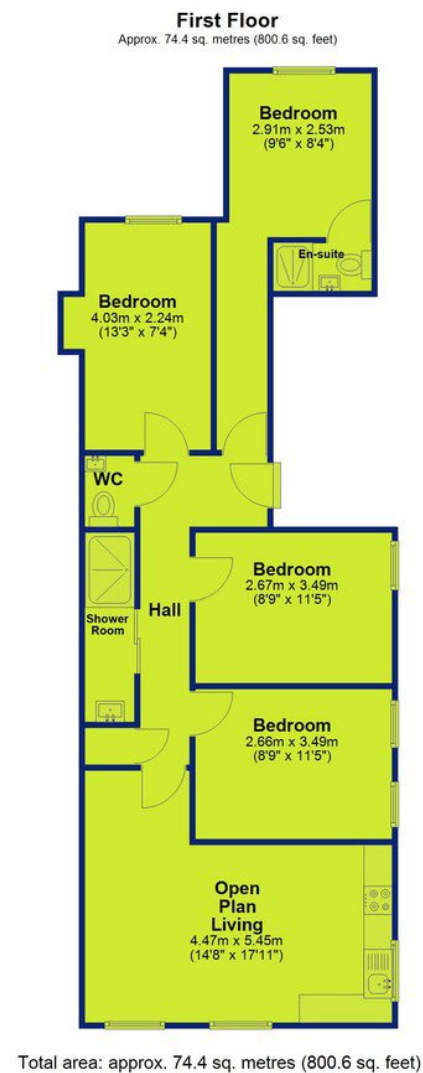


Video



Contact

33 Fox Road, [West Bridgford, Nottingham, NG2 6AJ](#)





0115 841 1155



Location



Gallery



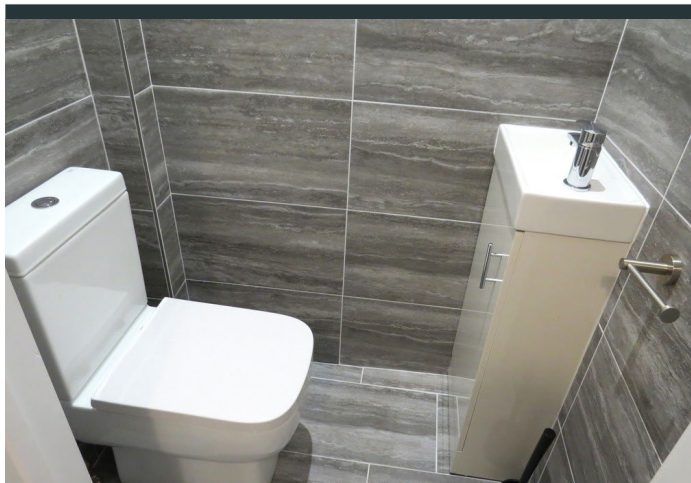
Video



Contact



33 Fox Road, [West Bridgford, Nottingham, NG2 6AJ](#)



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	81 B	81 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

These sales particulars have been prepared by FHP Living on the instruction of the vendor. Services, equipment and fittings mentioned in these particulars have NOT been tested, and as such, no warranties can be given. Prospective purchasers are advised to make their own enquiries regarding such matters. These sales particulars are produced in good faith and are not intended to form part of a contract. Whilst FHP Living have taken care in obtaining internal measurements, they should only be regarded as approximate.

Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.