



39 Park View, Nottingham, NG3 5FD

Price Guide £200,000

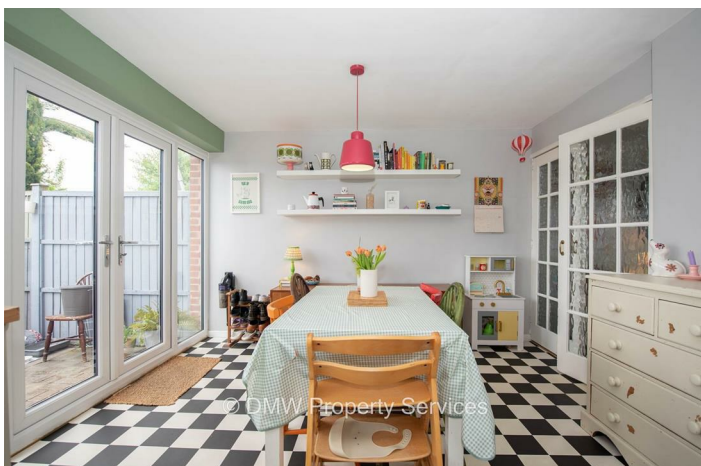
- Substantial Two Bedroom End Townhouse
- Spacious Double Bedrooms
- Large Kitchen/Diner
- Garage En-Bloc
- GUIDE PRICE £200,000 - £210,000
- Extremely Well Presented Throughout
- Modern First Floor Bathroom
- Front and Rear Gardens
- Great Views

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GUIDE PRICE £200,000 - £210,000 - Spacious and Very Well Presented Two Bedroom End of Terrace House. The modern and light accommodation comprises; Lounge, Kitchen/Diner, Two Double Bedrooms and a first floor bathroom. Front and Rear Gardens. Garage En-Bloc.



Council Tax Band: A



Entrance Porch

Door to the Lounge.

Lounge

15'0 x 12'6

Laminate wood effect flooring. Stairs to the first floor. Electric radiator. Window to the front elevation.

Kitchen/Diner

15'0 x 11'2

A range of base and wall units with built in electric oven and space for a washing machine and fridge/freezer. Extractor. Window to the rear. French doors into the rear garden.

First Floor Landing

Doors to both bedrooms and the bathroom. Electric radiator.

Master Bedroom

15'0 x 12'1

Built in wardrobes. Two windows to the front elevation.

Bedroom Two

9'9 x 8'7

Built in wardrobes. Window to the rear elevation.

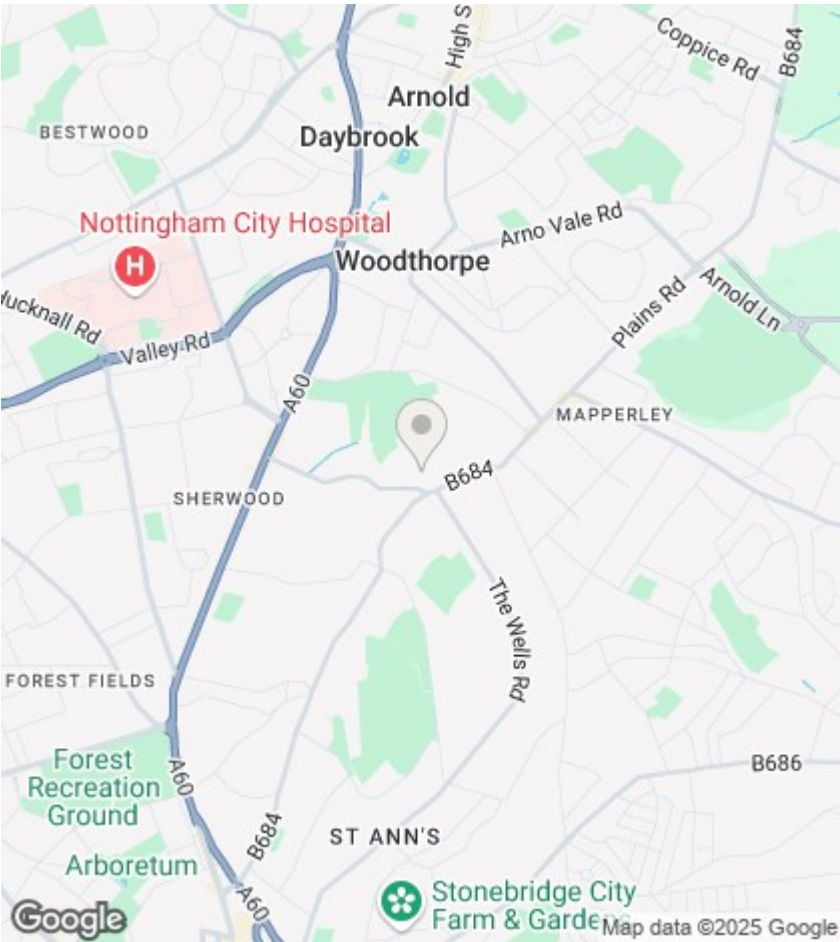
Bathroom

6'7 x 6'1

Modern bathroom with panelled bath with electric shower over. Low level flush toilet. Vanity unit with inset sink. Window to the rear. White towel radiator.







Viewings

Viewings by arrangement only. Call 01159625003 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C		56
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Approximate Gross Internal Area
726 Sq.ft. (67.48 sq.m.)

