



3 Kingswell Road, Arnold – NG5 6NP

Guide Price **£280,000**



3 Kingswell Road

Arnold, Nottingham

NO CHAIN! £280,000- £300,000 Link-detached bungalow ideal for those seeking single-storey living whilst close to amenities! 2 en-suite double beds, spacious lounge/diner, modern breakfast kitchen and a drive with garage

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Well-presented link-detached bungalow
- Offered to the market with no upward chain
- Ideal for those seeking the benefits of spacious single-storey living
- Welcoming entrance hall with a cloakroom/WC
- Bright and generous open-plan living/dining area with feature bi-fold doors
- Stylish breakfast kitchen with integrated Neff appliances and timber worktops
- Two double bedrooms (both with sleek en-suite shower rooms)
- Gated driveway leading to a garage for convenient off-street parking
- Private and enclosed low-maintenance garden space with shed storage
- Alarm system and external security cameras providing added peace of mind







(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



David James Estate Agents

98-100 Front Street, Arnold - NG5 7EJ

0115 955 5550 • arnold@david-james.com • www.david-james.com

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