

Borrowdale Close

Gamston
Nottingham
NG2 6PD

Guide Price £240,000



0115 841 1155



- No upward chain!
- Two well-proportioned bedrooms
- Kitchen diner
- Perfect for first time buyers, downsizers or investors
- Council Tax Band - C
- Semi-detached home
- Family bathroom
- Sought-after Gamston location
- Viewing essential!
- Tenure - Freehold

Borrowdale Close, Gamston, Nottingham, NG2 6PD

Key Features

Positioned in the ever-popular Gamston area, right on the edge of West Bridgford, this attractive two-bedroom home presents a fantastic opportunity for a range of buyers.

Lovingly maintained over the years, the property now offers scope for light modernisation, allowing the next owner to truly make it their own. With no onward chain, it's an ideal choice for downsizers, first-time buyers, or investors seeking a well-located and versatile home.

The accommodation opens with an entrance hall leading through to a breakfast kitchen, fitted with a range of units and offering plenty of potential. To the rear, a generous full-width lounge enjoys views over the garden, with patio doors flooding the space with natural light and providing seamless access to the outdoors, perfect for relaxed living and entertaining.

Upstairs, the landing leads to two well-proportioned bedrooms and a family bathroom, all neatly arranged to maximise space and comfort.

Outside, the property benefits from two off-road parking spaces to the front, along with a pathway to the entrance. Gated side access leads to a side garden and onward to the enclosed rear garden, featuring hardstanding ideal for sheds, a lawned area, and established planted borders with a variety of shrubs, an inviting space with plenty of potential.

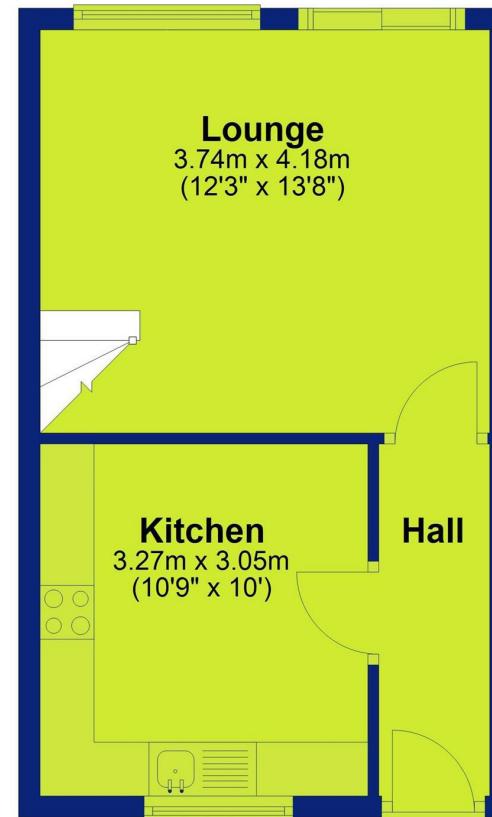


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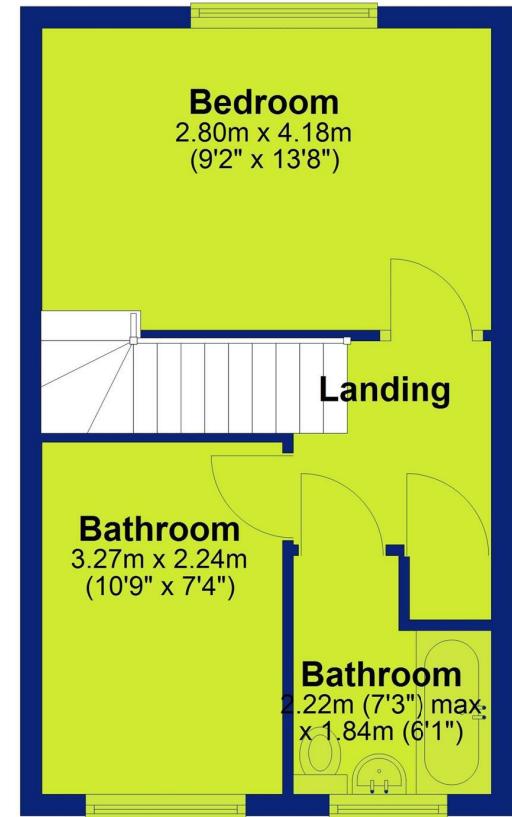
Ground Floor

Approx. 29.7 sq. metres (319.8 sq. feet)



First Floor

Approx. 29.7 sq. metres (319.8 sq. feet)



Total area: approx. 59.4 sq. metres (639.7 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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	70	
EU Directive 2002/91/EC		

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