



**28 Kennedy Drive, Stapleford, Nottingham, NG9 8HT**

**£1,445 Per Month**

- Stapleford
- Large driveway
- 2 reception rooms
- Immaculately presented throughout
- Fully furnished
- Front and rear gardens
- 3 bedrooms
- Council Tax Band - B

# 28 Kennedy Drive, Nottingham NG9 8HT

\*\*\* STUNNING THREE BEDROOM FULLY FURNISHED SEMI-DETACHED HOUSE IN STAPLEFORD \*\*\*

Robert Ellis Lettings are excited to offer to the market this well-presented three-bedroom semi-detached home, situated in a popular residential location on Kennedy Drive, Stapleford. Ideally located for access to local amenities, reputable schools, and excellent transport links including the A52 and M1, making it perfect for commuters to Nottingham and Derby.

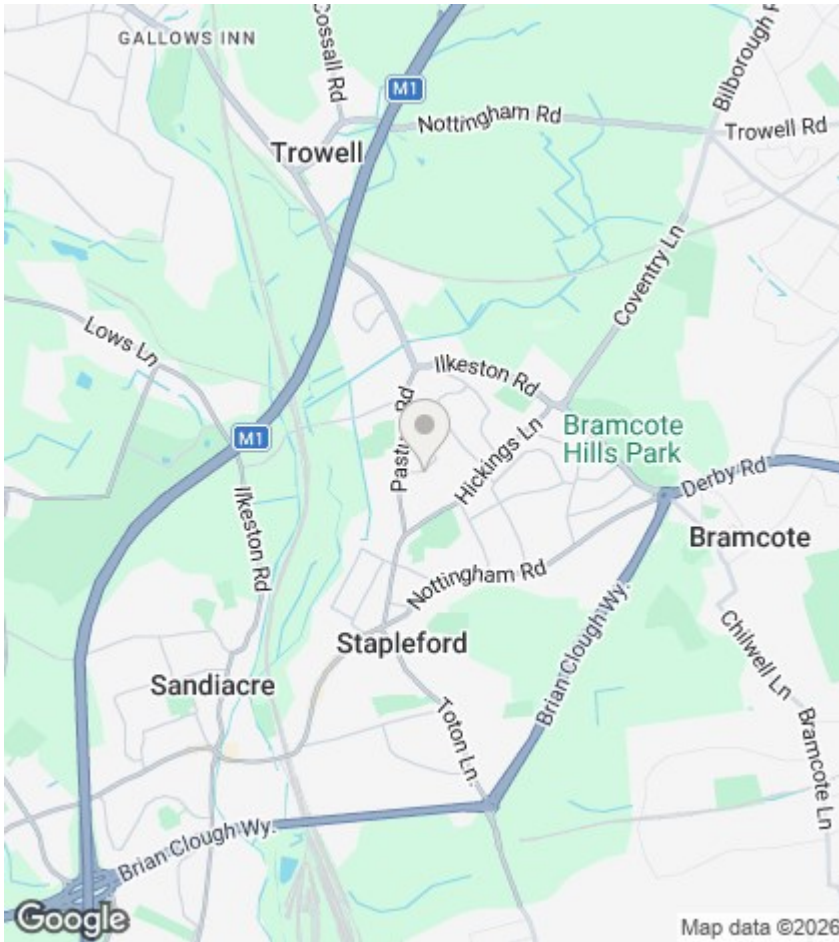
The accommodation is briefly comprised of: entrance lobby, fitted kitchen with integrated appliances (fridge/freezer, washing machine, electric oven and gas hob), a spacious open plan lounge/diner with French doors opening onto an enclosed rear garden, and a useful external ground floor WC.



Council Tax Band:







## Directions

## Viewings

Viewings by arrangement only. Call 0115 9496740 to make an appointment.

## EPC Rating:

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