

22 Cromwell Crescent, Lambley, NG4 4PJ

£825 Per Calendar Month

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Marriotts



22 Cromwell Crescent, Lambley, Nottingham, NG4 4PJ

- Maisonette
- Off road parking
- Double glazing
- Two bedrooms
- Gas central heating
- Low maintenance garden

Situated in the popular village of Lambley is this two bedroom first floor maisonette. It is well presented throughout with a low maintenance garden and parking - available early October!





£825 Per Calendar Month



Overview

The property is located on a quiet residential street, close to countryside walks.

Entrance Hallway

Having a large storage cupboard with shelves, hanging rail and housing the condenser dryer.

Lounge

To the front elevation with radiator and UPVC double glazed window.

Kitchen

With a range of white gloss wall and base units with under unit lighting and incorporating two integrated freezers, integrated fridge, electric oven, ceramic hob and freestanding washing machine. Also having a UPVC double glazed window and sparkly tiled floor.

Bedroom 1

Also to the front of the property, having radiator and UPVC double glazed window. Please note that a new carpet is being fitted in this room.

Bedroom 2

With large mirror front wardrobes and three quarter size bedframe, radiator and UPVC double glazed window.

Bathroom

Having modern white suite including shower over the bath and vanity unit, radiator, grey tiled flooring and UPVC double glazed window.

Outside

Low maintenance garden including patio and pebble areas with shed and a block paved driveway for two cars.

Material Information

RESTRICTIONS - No pets due to shared access with the neighbour.
DEPOSIT - £950
AVAILABLE - Early October.
MANAGEMENT OF TENANCY - The landlord will be managing the property.
UTILITIES - Mains gas, electric, water and sewerage.
ENERGY SUPPLIER - Eon.
WATER SUPPLIER - Severn Trent Water.
COUNCIL TAX - Band A - Gedling Borough Council.
BROADBAND AVAILABILITY - https://checker.ofcom.org.uk/en-gb/broadband-coverage#pc=NG184AY&uprn=10012812958 - if this link doesn't work please visit Ofcom - Broadband and Mobile coverage checker.
MOBILE SIGNAL/COVERAGE - https://checker.ofcom.org.uk/en-gb/mobile-coverage#pc=NG184AY&uprn=10012812958 - if this link doesn't work please visit Ofcom - Broadband and Mobile coverage checker.
ELECTRIC CAR CHARGER POINT - Not available.
FLOOD RISK - Low.
ACCESS AND SAFETY INFORMATION - Sloped access.








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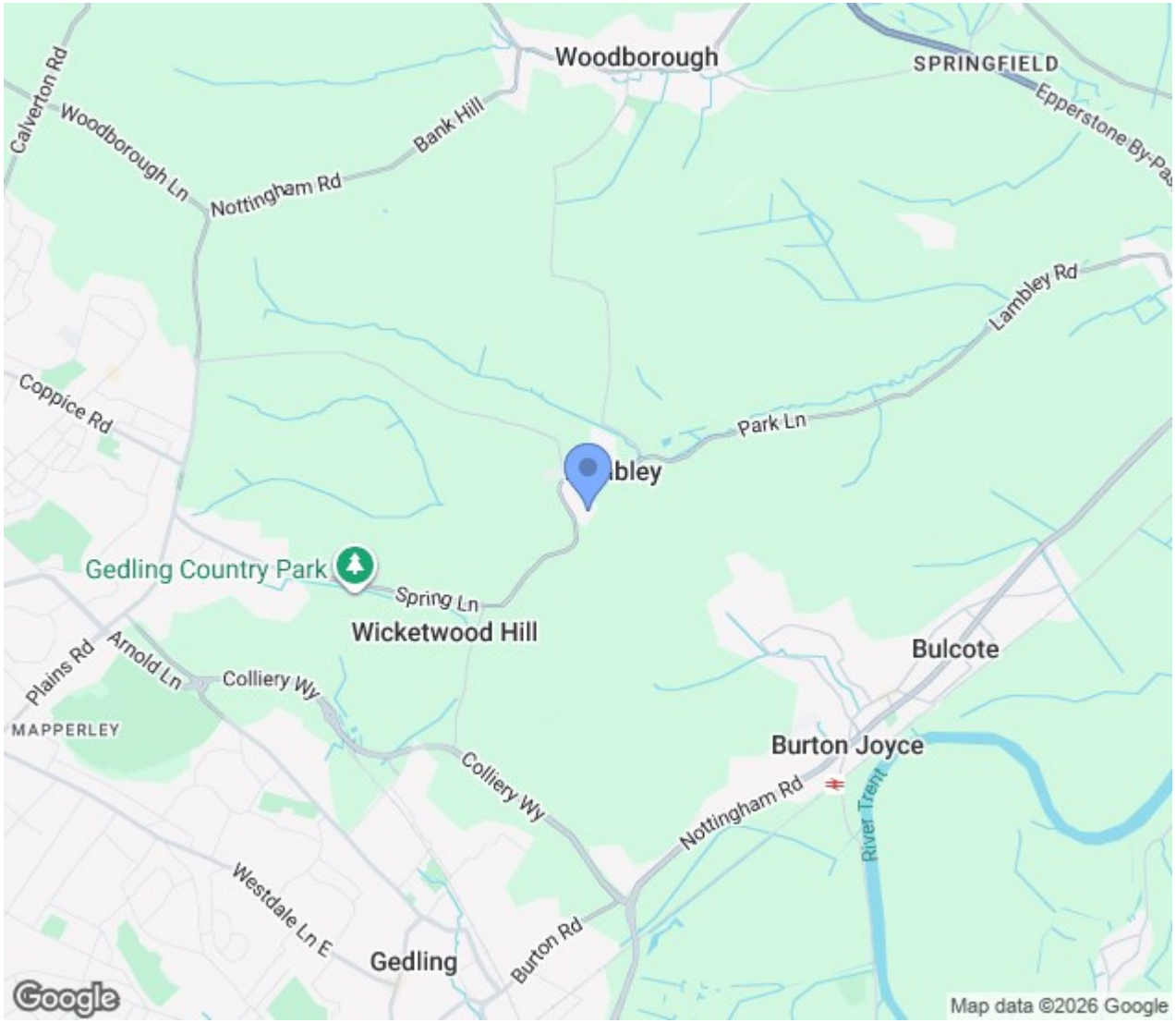


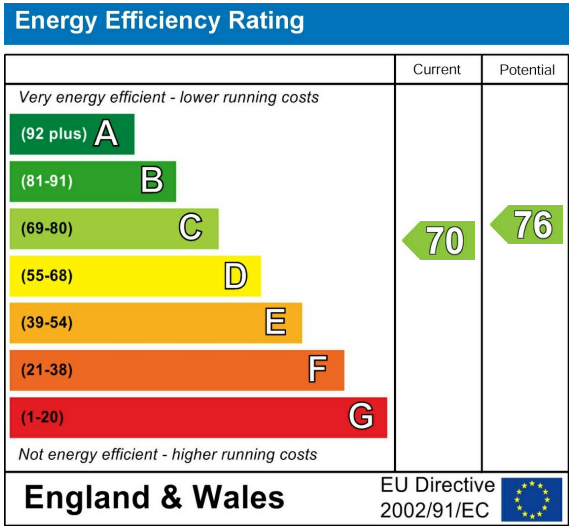
First floor maisonette with no lift.

References and credit checks are mandatory.









Please contact us on 0115 953 6644 or lettings@marriotts.net should you wish to arrange to view this property or if you require any further information.

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41 Plains Road, Mapperley, Nottingham NG3 5JU
0115 953 6644
lettings@marriotts.net

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