



84 Russell Avenue, Wollaton, Nottingham, NG8 2BP

£1,250 PCM

- THREE BEDROOM DETACHED PROPERTY
- GARAGE
- FITTED KITCHEN
- POPULAR LOCATION
- FITTED BATHROOM WITH SEPERATE W.C
- DRIVEWAY PARKING
- TWO RECEPTION ROOMS
- TWO DOUBLE BEDROOMS AND SINGLE BEDROOM
- DOUBLE GLAZED
- WALKING DISTANCE OF WOLLATON PARK

84 Russell Avenue, Nottingham NG8 2BP

Robert Ellis are pleased to offer for rent this spacious three bedroom detached property. Available NOW IN WOLLATON!

This well-presented home offers a welcoming entrance hallway, two spacious reception rooms, and a fitted kitchen.

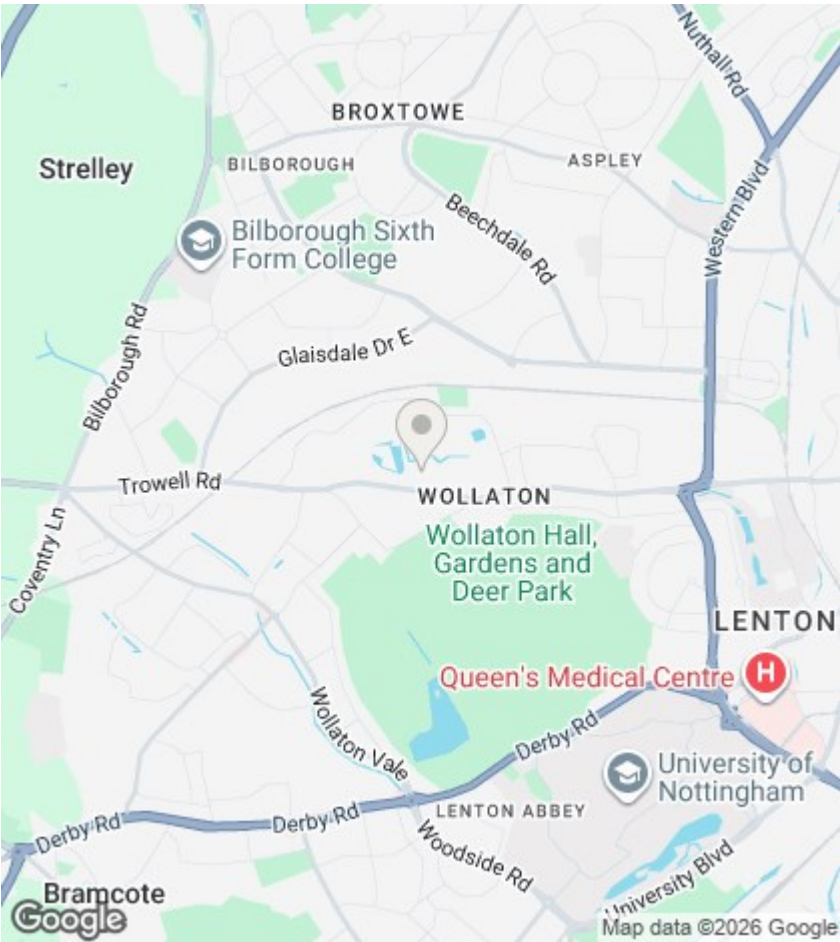
To the first floor, there are three bedrooms, a modern fitted bathroom with shower, and a separate W.C. The property is ideally suited to families or professionals and offers comfortable living throughout.

Externally, the property benefits from a large enclosed rear garden with a patio area, ideal for outdoor entertaining and family use. There is also a garage and off-road driveway parking, providing ample space for vehicles.



Council Tax Band: D





Directions

Viewings

Viewings by arrangement only. Call 0115 6485485 to make an appointment.

EPC Rating:
D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC