



14 Hartland Drive, Mapperley – NG3 5UZ

Guide Price £325,000

DavidJames
the estate agent



14 Hartland Drive

Mapperley, Nottingham

NO CHAIN! Superb 3-bed semi-detached home close to Gedling Country Park and Mapperley's amenities! Spacious lounge, dining kitchen, en-suite and bathroom plus an enclosed garden, drive and garage!

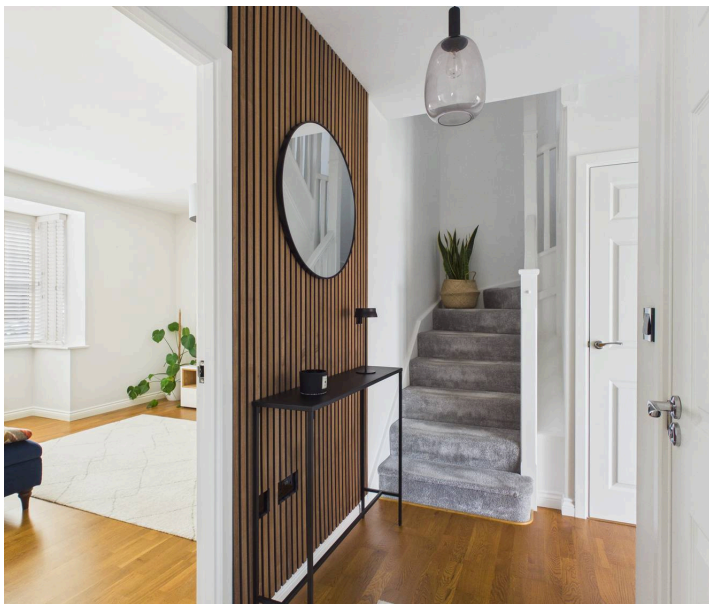
Council Tax band: C

Tenure: Freehold

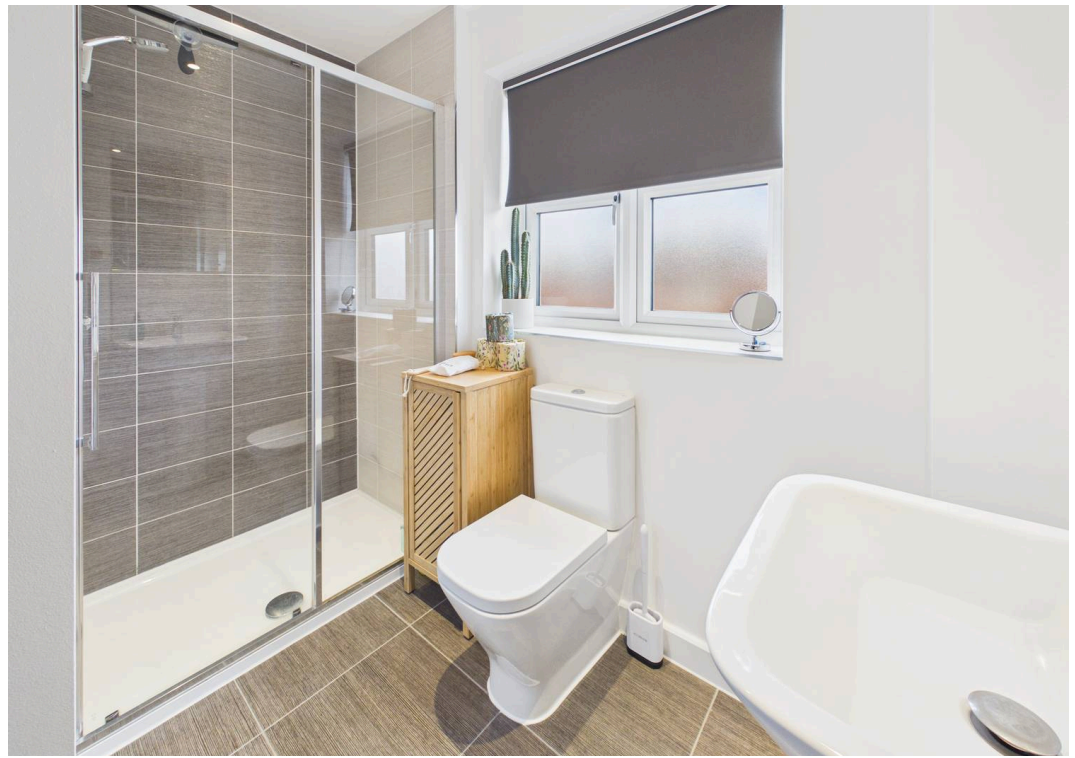
EPC Energy Efficiency Rating: B

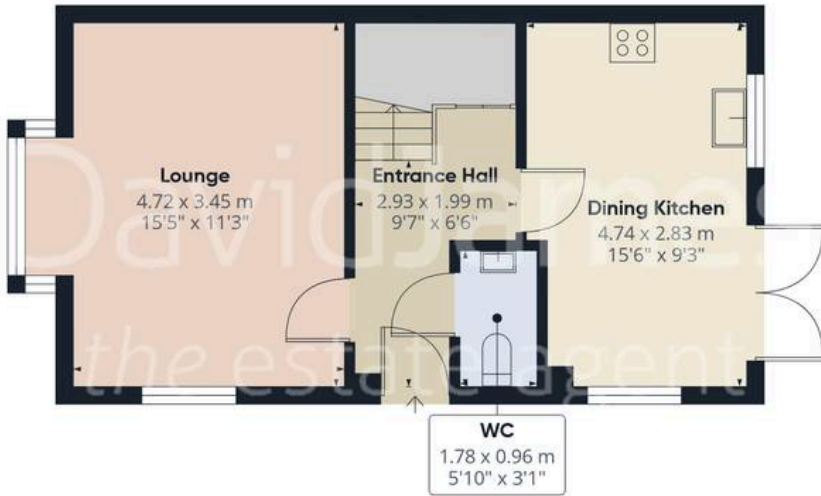
EPC Environmental Impact Rating: B

- Beautifully presented semi-detached family home
- Offered to the market with no upward chain
- Popular modern development close to Mapperley's vibrant amenities and the stunning Gedling Country Park
- Welcoming entrance hall with a convenient cloakroom/WC
- Bright and spacious lounge with a feature bay window
- Superb modern dining kitchen with French doors and integrated Bosch cooking appliances
- Three first floor bedrooms (main bedroom with a private en-suite and fitted wardrobes)
- Family bathroom with a three-piece contemporary suite
- Enclosed rear garden with lawn and an elevated patio area with excellent views
- Driveway leading to a garage with power and lighting

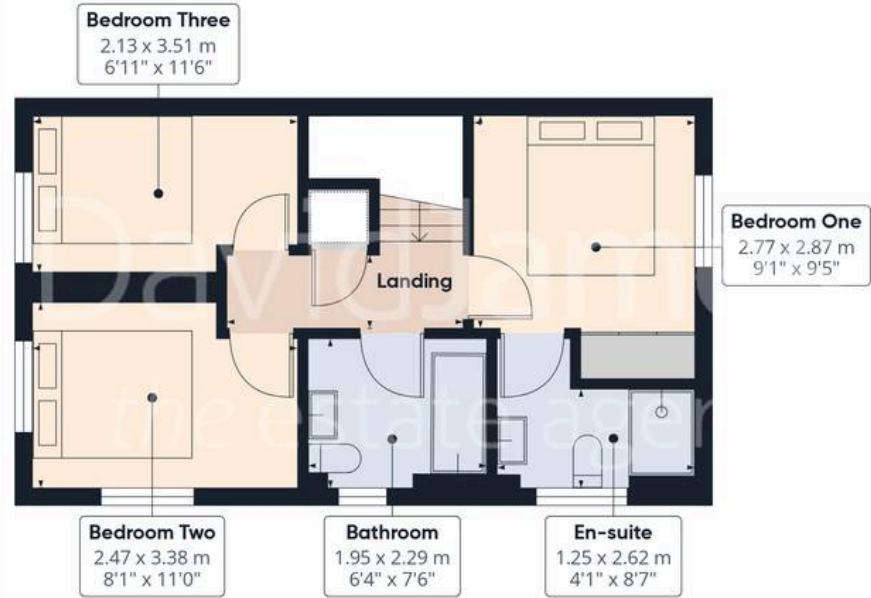








Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Approximate total area⁽¹⁾

94.6 m²

1018 ft²

(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.

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