

11 Winthorpe Road, Arnold - NG5 7LE

Guide Price £240,000-£260,000

DavidJames
the estate agent







11 Winthorpe Road

Arnold, Nottingham

NO CHAIN! Superb 2 bed semi-detached bungalow close to Arnold's amenities - ideal for those seeking single-storey living and boasting ample parking, a garage and stunning conservatory with AC!
Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

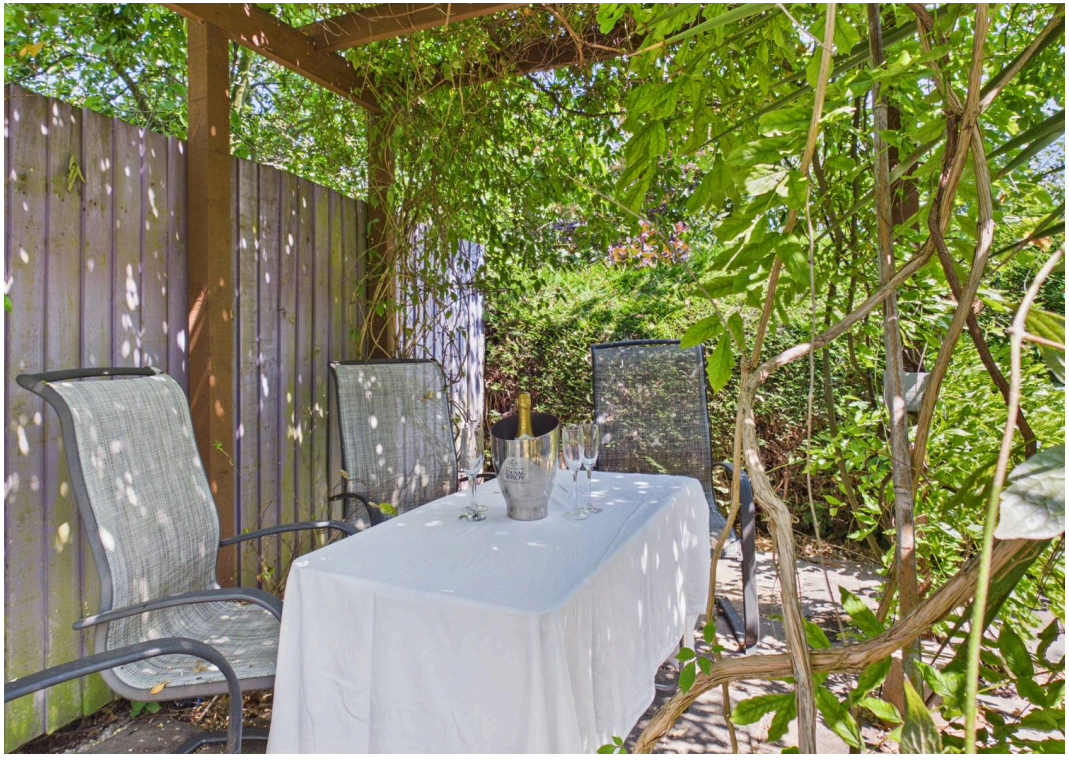
- Beautifully presented semi-detached bungalow
- Offered to the market with no upward chain
- Ideal for those seeking the benefits of single-storey living
- Within easy reach of Arnold's amenities and frequent transport links
- Superb open-plan dining kitchen space with contemporary units, solid-stone worktops and appliances
- Stunning conservatory with French doors and hot/cold air conditioning
- Two well-proportioned bedrooms (both with fitted storage/wardrobes)
- Contemporary shower room with a three-piece suite and twin showerheads
- Fantastic established garden with feature seating areas, a pond and a variety of mature fruit trees
- Multi-vehicle driveway leading to a detached garage with power and lighting













Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

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Approximate total area(1)

138.2 m²

1488 ft²

Reduced headroom

35.9 m²

386 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

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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