



2

Bedrooms

1

Bathroom



A fully refurbished two-bedroom mid-terrace home offering stylish, move-in-ready accommodation in Nottingham. The property features two reception rooms, a brand-new modern kitchen, two double bedrooms and a spacious family bathroom. Ideally located for easy access to the University of Nottingham, Queen's Medical Centre, and Nottingham city centre, making it an excellent opportunity for first-time buyers or investors.

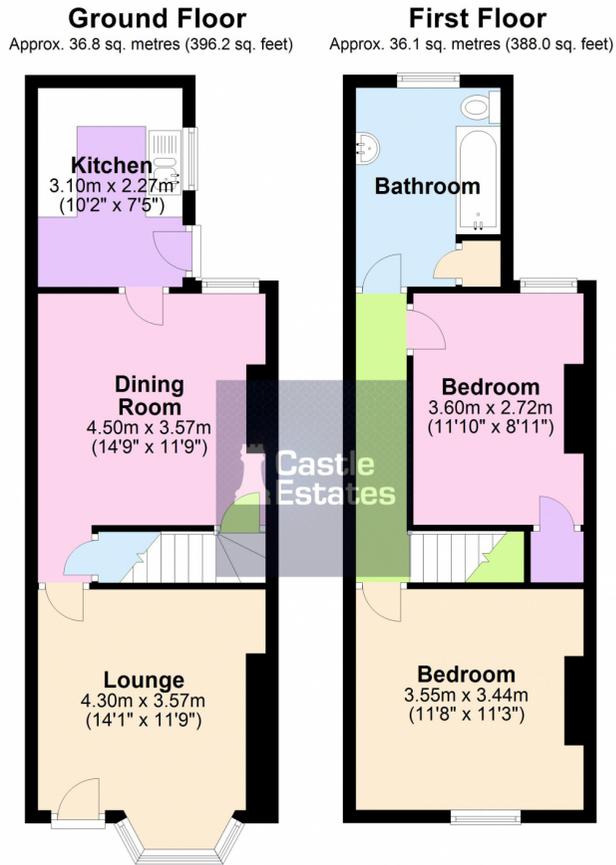
This fully refurbished two-bedroom mid-terrace home offers modern, move-in-ready accommodation in a convenient location in **Nottingham** and is offered to the market with **no onward chain**.

The property welcomes you with a bright and spacious front living room filled with natural light, creating a warm and comfortable living space. To the rear is a second reception room, ideal for use as a dining room or additional lounge, which leads through to a newly fitted modern kitchen with ample storage, generous worktop space and access to the rear garden.

Upstairs, the first floor comprises two well-proportioned double bedrooms and an impressively spacious three-piece family bathroom, finished in a clean and contemporary style.

Externally, the property benefits from on-street permit parking to the front, while the rear garden provides a private outdoor space along with useful storage.

Having been fully refurbished throughout and benefiting from an **EPC rating of C**, the home is presented in excellent condition and ready for immediate occupation. It represents an ideal opportunity for first-time buyers or investors, with convenient access to the **University of Nottingham, Queen's Medical Centre**, and Nottingham city centre. Early viewing is highly recommended.



Total area: approx. 72.9 sq. metres (784.2 sq. feet)  
For illustration purposes only - not to scale

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	<b>A</b>	
(81-91)	<b>B</b>	<b>88</b>
(69-80)	<b>C</b>	<b>71</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, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

Address: Osborne Street, Nottingham, NG7 5LY

