



**27 Chedington Avenue, Nottingham – NG3 5SG**

Guide Price £325,000 - £350,000

**DavidJames**  
the estate agent



## 27 Chedington Avenue

Nottingham, Nottingham

GUIDE PRICE £325,000–£350,000 3 bed detached bungalow in a highly sought-after area of Mapperley - close to local amenities and ideal for those seeking the benefits of single-storey accommodation!

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Detached bungalow in a highly sought-after Mapperley location
- Conveniently positioned for access to local amenities, bus services and the stunning Gedling Country Park
- Ideal for those seeking the benefits of single-storey living
- Initial entrance hall with a useful cloaks storage cupboard
- Generous lounge/dining room with a large front-facing window
- Modern fitted kitchen with integrated cooking appliances and a range of fitted units
- Three versatile bedrooms (main bedroom with two in-built wardrobes/storage cupboards)
- Tiled bathroom with a three-piece contemporary white suite and an electric over-bath shower
- Southerly-facing, enclosed and low-maintenance rear garden with a feature patio seating area
- Multi-vehicle driveway leading to a detached garage with power, lighting and an electric







Floor 0 Building 1



Floor 0 Building 2

(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.



## David James Estate Agents

David James Estate Agents, 45B Plains Road - NG3 5JU

0115 962 4213 • [mapperley@david-james.com](mailto:mapperley@david-james.com) • [www.david-james.com](http://www.david-james.com)

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