



## 33 Lonsdale Drive, Toton, Nottingham, NG9 6LS

£1,195

- 3 bedroom semi-detached house with driveway
- Dining Room
- Gas central heating and combi boiler
- Council tax Band = C
- Neutral décor and flooring throughout (new carpets due to be fitted upstairs)
- 2 Double bedrooms and 1 single
- Double glazed throughout
- Moderate kitchen with integrated cooking facilities
- Family bathroom with shower over bath
- Driveway, off road parking for 2 vehicles and private garden

## Directions

## Viewings

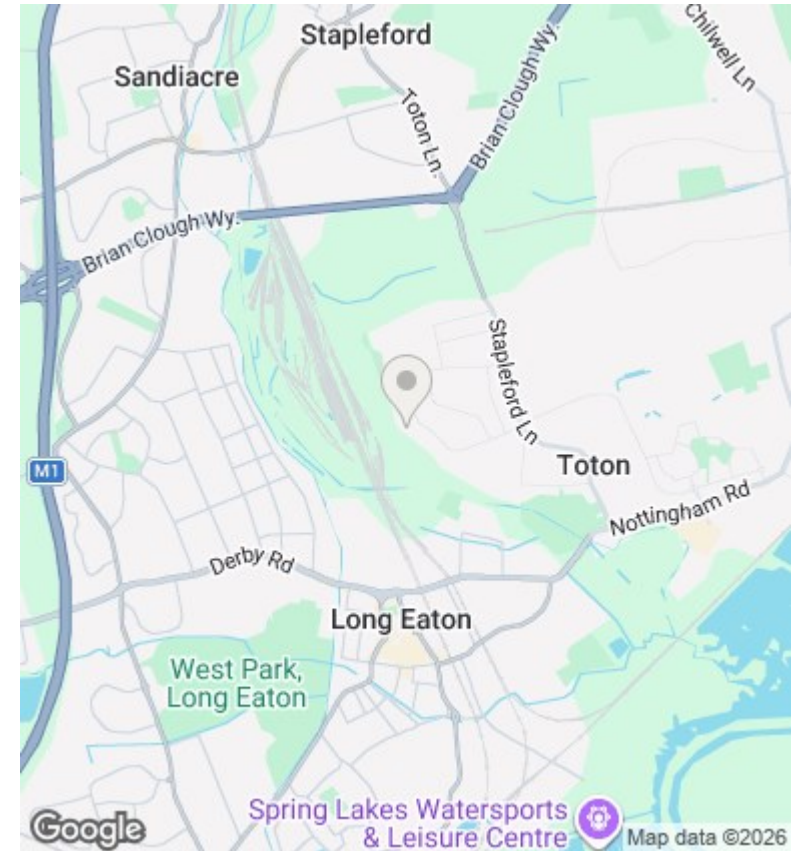
Viewings by arrangement only. Call 0115 6713038 to make an appointment.

## Council Tax Band

C

## EPC Rating:

D



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			<b>88</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>64</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	