



Raglan Street  
Eastwood NOTTINGHAM

burchell  
edwards

# Raglan Street Eastwood NOTTINGHAM NG16 3GT

for sale guide price  
**£150,000**



## Property Description

\*\*\*GUIDE PRICE £150,000- £160,000\*\*\*

Burchell Edwards are pleased to present this two-bedroom end terrace property in the popular location of Eastwood. Raglan Street is an ideal location for a range of local amenities at Hill Top including Giltbrook Retail Park, shops, schools, public transport and major road links such as the A610 and M1 Motorway.

The ground floor in brief comprises of two reception rooms and downstairs wet room, leading into a kitchen and a snug to the rear elevation.

The first floor comprises of two double bedrooms and family bathroom also.

To the second floor there is a loft room with a radiator and window, perfect for that extra space!

There is also a spacious lawned garden to the rear of the property including a summerhouse with electric. This is a fantastic opportunity for first time buyers and families alike!

Call us today to arrange your appointment!

## Lounge

Accessed through entrance door with UPVC window to the front elevation with carpet flooring, a radiator and mantelpiece.

## Living Room

Comprising of carpet flooring, a radiator and a UPVC window to the rear elevation.

## Wet Room

Featuring a walk-in shower with handrails, sink and toilet- also with a frosted double glazed UPVC window and vinyl flooring.

## Kitchen

Situated towards the rear elevation of the property with integrated fridge, freezer, cooker and induction hob with plumbing for a washing machine. UPVC window and laminate flooring.

## Breakfast Room

Situated to the rear elevation with laminate flooring, a radiator and French doors leading to the garden.

### Landing

Carpet flooring with access to;

### Bedroom One

Featuring built in wardrobes, a radiator, UPVC window to the rear elevation and carpet flooring.

### Bedroom Two

UPVC window to the front elevation with laminate flooring and a radiator. Leading to;

### Bathroom

Featuring a walk-in shower and separate bath, sink and cabinet space with tiled flooring.

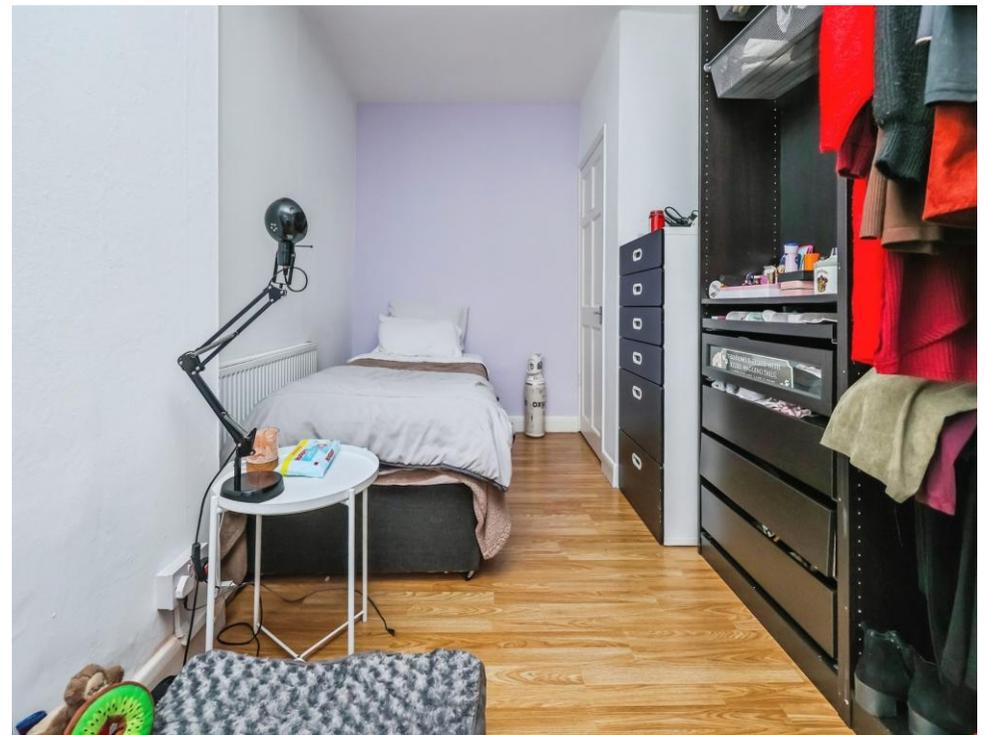
### Loft Room

Converted loft room featuring a window and radiator with carpet flooring. Including accessible loft space in the sides for storage.

### Garden

A patio area leading onto lawn. Summerhouse to the rear with electricity.









Total floor area 107.0 m<sup>2</sup> (1,152 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



To view this property please contact Burchell Edwards on

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134 Nottingham Road Eastwood  
 NOTTINGHAM NG16 3GD

EPC Rating: D Council Tax  
 Band: A

Tenure: Freehold

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