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# £190,000

OFFERS OVER

## STRATFORD CLOSE COLWICK

- TWO BEDROOM
- END TOWNHOUSE
- POPULAR COLWICK LOCATION
- SPACIOUS LIVING ROOM
- PRIVATE REAR GARDEN
- OFF-ROAD PARKING
- EPC D



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## Well-presented two-bedroom end townhouse in the popular location

THIS ATTRACTIVE TWO-BEDROOM END TOWNHOUSE IS LOCATED IN THE POPULAR RESIDENTIAL AREA OF COLWICK AND OFFERS STYLISH, WELL-MAINTAINED ACCOMMODATION IDEAL FOR FIRST-TIME BUYERS, YOUNG PROFESSIONALS OR INVESTORS. THE PROPERTY IS BEAUTIFULLY PRESENTED THROUGHOUT AND BENEFITS FROM A SPACIOUS LAYOUT, MODERN DÉCOR AND EXCELLENT OUTDOOR SPACE.

THE GROUND FLOOR COMPRISES A WELCOMING ENTRANCE HALLWAY LEADING INTO A BRIGHT AND COMFORTABLE LIVING ROOM, PERFECT FOR RELAXING OR ENTERTAINING GUESTS. TO THE REAR OF THE PROPERTY IS A FITTED KITCHEN/DINER FEATURING A RANGE OF WALL AND BASE UNITS, AMPLE WORKTOP SPACE AND ROOM FOR DINING.

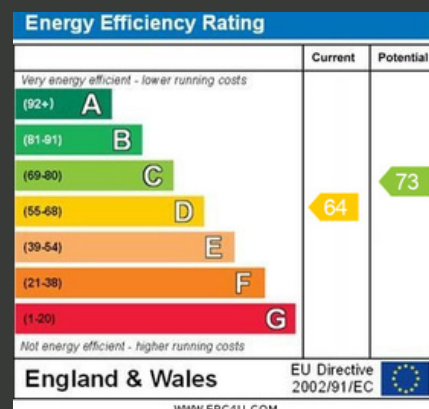
UPSTAIRS, THE PROPERTY OFFERS TWO BEDROOMS AND A MODERN FAMILY BATHROOM FITTED WITH A WHITE THREE-PIECE SUITE AND SHOWER OVER THE BATH. THE MAIN BEDROOM IS GENEROUSLY SIZED WITH PLENTY OF NATURAL LIGHT, WHILE THE SECOND BEDROOM IS IDEAL AS A BEDROOM, GUEST BEDROOM OR HOME OFFICE.

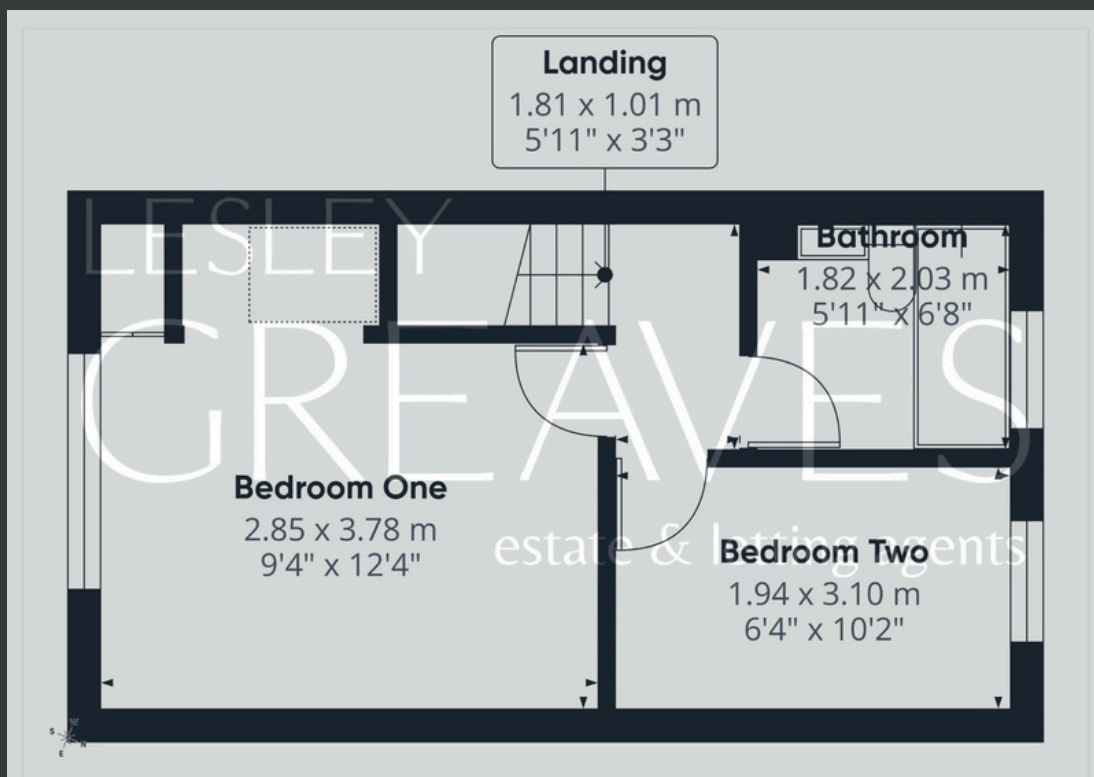
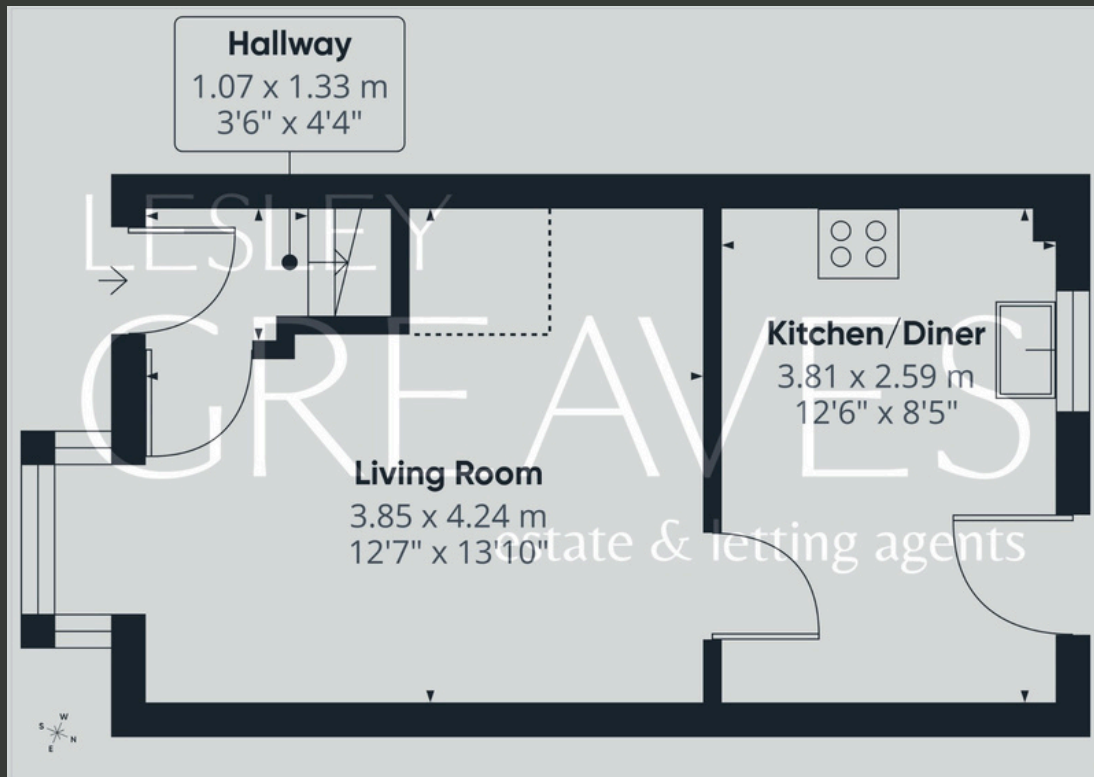
EXTERNALLY, THE PROPERTY BENEFITS FROM A PARKING SPACE TO THE FRONT AND A SHARED DRIVEWAY LEADING TO TWO ALLOCATED OFF-ROAD PARKING SPACES TO THE REAR. THE ENCLOSED REAR GARDEN FEATURES DECKING AND SEATING AREAS, CREATING A LOW-MAINTENANCE OUTDOOR SPACE IDEAL FOR ENTERTAINING, TOGETHER WITH A LARGE SHED EQUIPPED WITH LIGHTING AND POWER.

SITUATED CLOSE TO LOCAL AMENITIES, SCHOOLS, TRANSPORT LINKS AND GREEN SPACES, THIS LOVELY HOME OFFERS COMFORTABLE LIVING IN A CONVENIENT AND SOUGHT-AFTER LOCATION WITHIN EASY REACH OF NOTTINGHAM CITY CENTRE.

EARLY VIEWING IS HIGHLY RECOMMENDED.

- FREEHOLD
- COUNCIL TAX; BAND B
- LOCAL AUTHORITY; GEDLING BOROUGH COUNCIL
- MEASUREMENTS; 58 SQ METERS





Agent's Note: These particulars have been prepared in good faith and are provided for guidance purposes only. While every effort has been made to ensure their accuracy, they should not be relied upon as exact. All measurements are approximate, and floor plans are for illustrative purposes only. Prospective buyers or tenants are advised to verify all details independently, conduct their own due diligence, and note that services, systems, and appliances have not been tested.

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