



55 Hamilton Road, Long Eaton, Nottingham, NG10 4QY

£975 Per month

- Two bedroom refurbished semi-detached property
- New kitchen with integrated cooking facilities
- Benefiting from double glazing
- EPC rating = C
- Close to local amenities and facilities in the surrounding area
- New Gas central heating system and combi boiler
- Private courtyard garden to the rear with artificial lawn
- 2 Reception Rooms
- New bathroom with bath and shower over
- On the road parking at the front

Directions

2 New Street Long Eaton, Nottingham, NG10 1HE
0115 6713038

Viewings

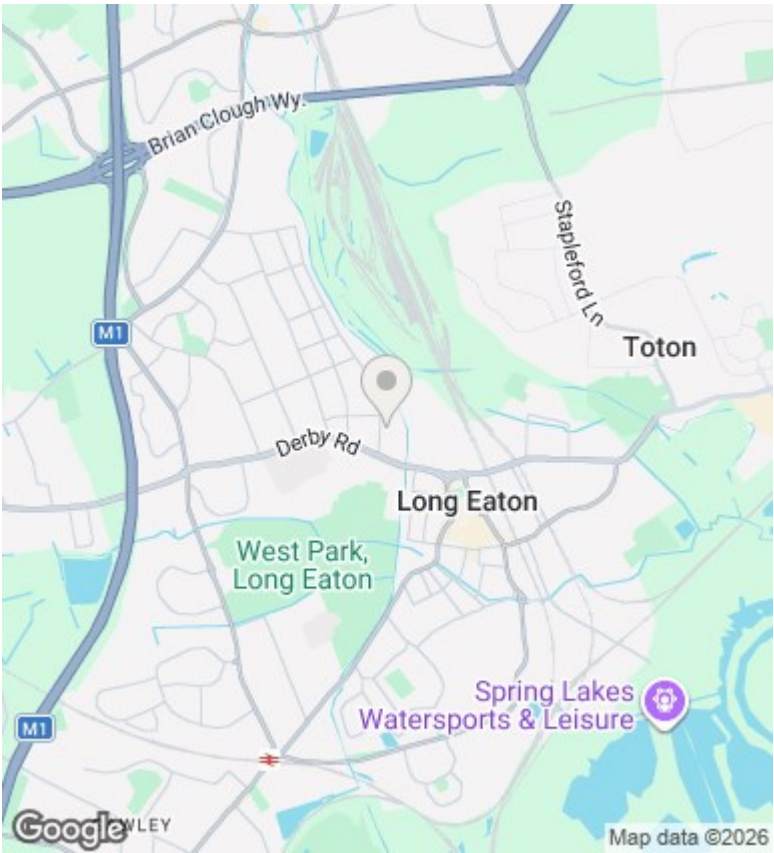
Viewings by arrangement only. Call 0115 6713038 to make an appointment.

Council Tax Band

A

EPC Rating:

C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	82
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

lettings@sabproperties.co.uk
www.sabproperties.co.uk