



2 Waterhouse Lane, Gedling - NG4 4BP

Guide Price £650,000

DavidJames
the estate agent



2 Waterhouse Lane

Gedling, Nottingham

Substantial detached period home with four double bedrooms, three reception rooms, conservatory, extensive wrap-around gardens, double garage in prime Gedling location close to schools and amenities.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D

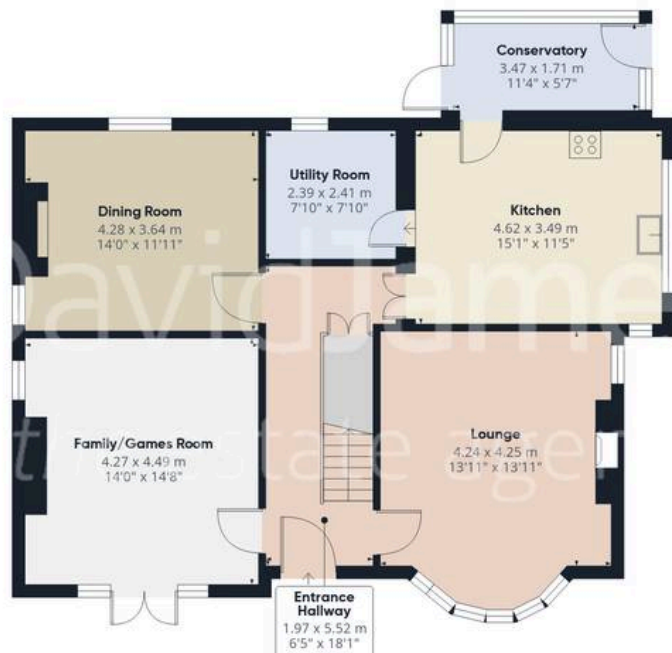
EPC Environmental Impact Rating: E

- Substantial detached family period home offering generous living spaces
- Sought-after Gedling setting near shops, schools and bus links
- Delightful lounge with feature bay window
- Two further spacious reception rooms (dining room and separate family/playroom)
- Spacious third reception room currently used as a family/games room
- Large well-equipped fitted kitchen with separate utility room and conservatory
- Generous layout with four well-proportioned double bedrooms
- Stunning four-piece bathroom suite and stylish en-suite shower room
- Extensive wrap-around gardens with patios, mature planting and lawn
- Tandem driveway, double garage, range of outbuildings and EV charger









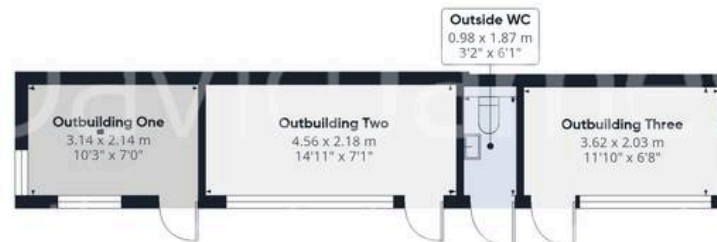
Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Floor 0 Building 3

Approximate total area⁽¹⁾

175.3 m²

1888 ft²

(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.

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