



15 Bourne Street, Netherfield – NG4 2FJ

Guide Price **£180,000**

DavidJames
the estate agent



15 Bourne Street

Netherfield, Nottingham

Well-presented 2-bed mid-terraced ideal for first-time buyers, professionals and investors! Close to amenities and with 2 reception spaces, kitchen, bathroom and a southerly-facing garden!

Council Tax band: A

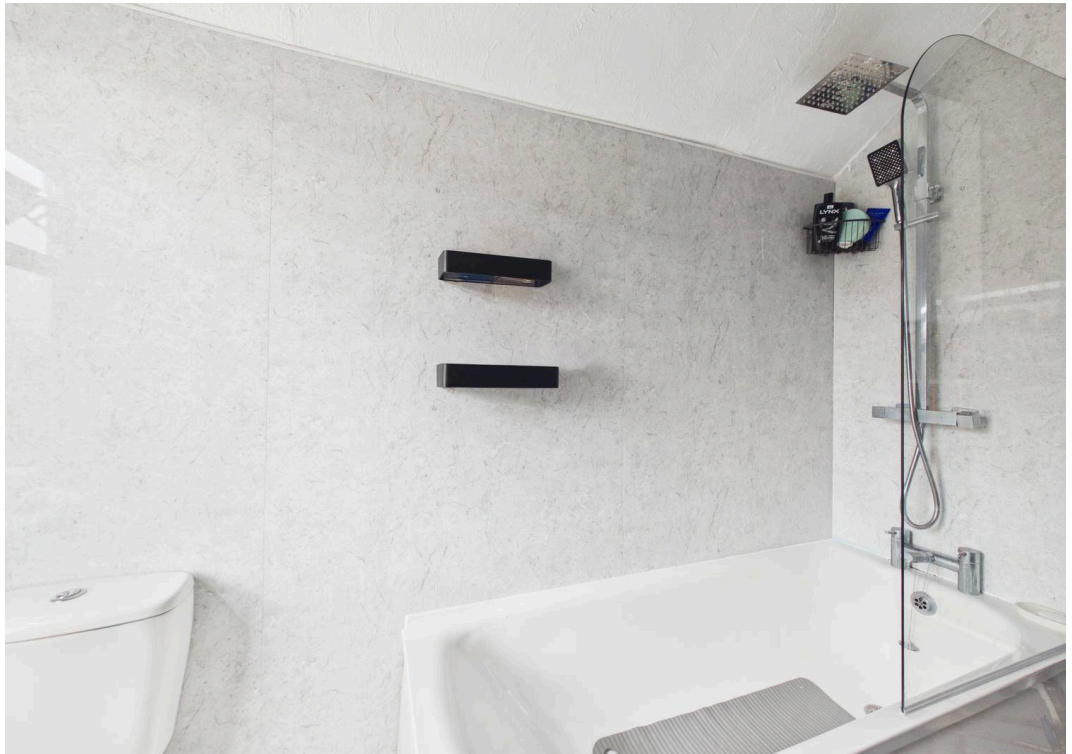
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Mid-terrace house in a popular residential area
- Ideal for first-time buyers, investors and professionals alike
- Conveniently located close to Netherfield's amenities, Victoria Retail Park, transport links and Colwick Country Park
- Well-proportioned lounge with a feature bay window and fireplace
- Adjoining and versatile dining room with garden views
- Modern kitchen with space for freestanding appliances
- Two generously-sized double bedrooms
- Modern three-piece bathroom with an over-bath rainfall shower
- Gas central heating and UPVC double glazing
- Southerly facing and enclosed rear garden with patio area and lawn







Floor 0

Approximate total area⁽¹⁾

77.8 m²

838 ft²



Floor 1

(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.

GIRAFFE360





David James Estate Agents

376 Carlton Hill, Carlton - NG4 1JA

0115 987 8957 • carlton@david-james.com • www.david-james.com

These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.