



£100,000-£120,000

CHESTERFIELD COURT GEDLING

- GROUND FLOOR MAISONETTE
- TWO BEDROOMS
- LOUNGE/DINER
- CLOSE TO AMENITIES
- GARAGE
- EPC D



Ground Floor Maisonette with No Upward Chain

OFFERED TO THE MARKET WITH NO UPWARD CHAIN, THIS GROUND FLOOR MAISONETTE PROVIDES AN EXCELLENT OPPORTUNITY FOR FIRST-TIME BUYERS, DOWNSIZERS OR INVESTORS ALIKE. CONVENIENTLY LOCATED CLOSE TO A RANGE OF LOCAL AMENITIES, INCLUDING SHOPS, SCHOOLS, EATERIES AND EXCELLENT TRANSPORT LINKS, THE PROPERTY OFFERS COMFORTABLE AND PRACTICAL LIVING THROUGHOUT.

THE ACCOMMODATION CENTRES AROUND A BRIGHT AND SPACIOUS OPEN-PLAN LOUNGE/DINER, CREATING A WELCOMING SPACE FOR BOTH RELAXING AND ENTERTAINING. THE ADJOINING FITTED KITCHEN OFFERS AMPLE STORAGE AND WORKTOP SPACE.

THERE ARE TWO WELL-PROPORTIONED BEDROOMS, PROVIDING FLEXIBLE ACCOMMODATION FOR A VARIETY OF LIFESTYLES, TOGETHER WITH A FITTED BATHROOM.

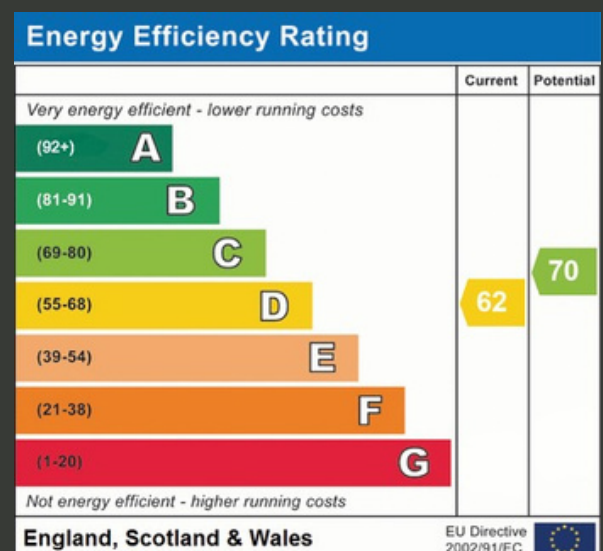
EXTERNALLY, THE PROPERTY BENEFITS FROM A GARAGE TO THE REAR, PROVIDING VALUABLE OFF-ROAD PARKING AND ADDITIONAL STORAGE.

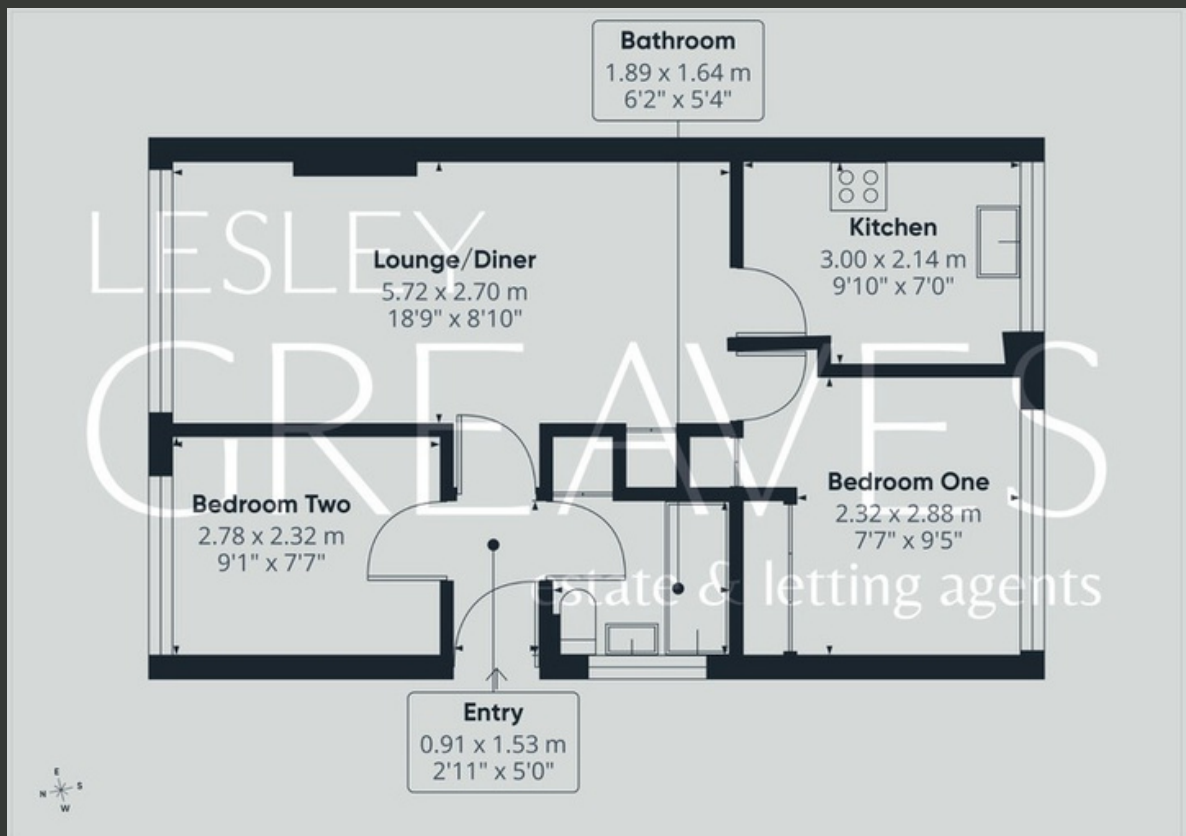
EARLY VIEWING IS HIGHLY RECOMMENDED TO APPRECIATE THE ACCOMMODATION ON OFFER.

LEASE INFORMATION LENGTH OF LEASE - 999 YEARS FROM 21/03/1967 940YRS REMAINING

GROUND RENT £5 PER YEAR

- LEASEHOLD
- COUNCIL TAX; BAND A
- LOCAL AUTHORITY; GEDLING BOROUGH COUNCIL
- MEASUREMENTS; 45 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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