





£160,000-£170,000

GUIDE PRICE

KINGSLEY DRIVE
NETHERFIELD

- TWO BEDROOMS
- FITTED KITCHEN
- SPACIOUS LIVING ROOM
- GARAGE
- CLOSE TO LOCAL AMENITIES
- EPC D







Two-Bedroom Mid-Terrace Home With No Upward Chain

OFFERED TO THE MARKET WITH NO UPWARD CHAIN, THIS TWO-BEDROOM MID-TERRACE HOME PRESENTS AN IDEAL OPPORTUNITY FOR FIRST-TIME BUYERS, COUPLES OR THOSE LOOKING TO DOWNSIZE. SITUATED IN THE POPULAR AREA OF NETHERFIELD, THE PROPERTY IS CONVENIENTLY POSITIONED WITHIN EASY REACH OF VICTORIA RETAIL PARK, OFFERING A WIDE RANGE OF SHOPS AND AMENITIES, ALONG WITH EXCELLENT TRANSPORT LINKS INTO NOTTINGHAM CITY CENTRE.

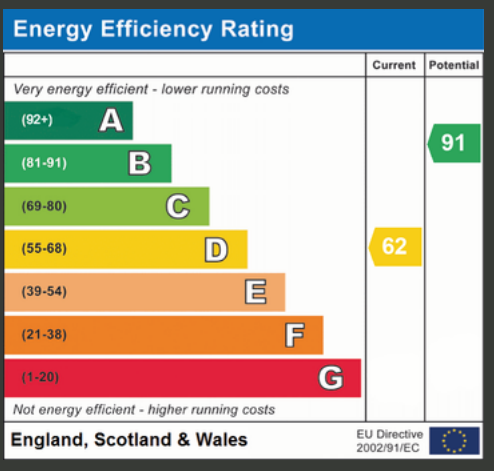
UPON ENTERING, YOU ARE WELCOMED INTO AN ENTRANCE HALLWAY WITH STAIRS LEADING TO THE FIRST FLOOR AND ACCESS TO THE FITTED KITCHEN, FEATURING A RANGE OF WALL AND BASE UNITS, CONTRASTING WORKTOPS, AN INTEGRATED OVEN, ELECTRIC HOB AND EXTRACTOR HOOD, ALONG WITH SPACE FOR ADDITIONAL APPLIANCES.

TO THE REAR, THE SPACIOUS LIVING ROOM PROVIDES A COMFORTABLE SETTING FOR RELAXING AND ENTERTAINING, WITH FRENCH DOOR OPENING DIRECTLY ONTO THE REAR GARDEN, ALLOWING PLENTY OF NATURAL LIGHT TO FILL THE ROOM.

TO THE FIRST FLOOR ARE TWO WELL-PROPORTIONED BEDROOMS, COMPRISING A GENEROUS DOUBLE BEDROOM AND A VERSATILE SECOND BEDROOM, IDEAL FOR A NURSERY OR HOME OFFICE. COMPLETING THE ACCOMMODATION IS A FAMILY BATHROOM.

EXTERNALLY, THE PROPERTY BENEFITS FROM A LAWNED FRONT GARDEN WITH PARKING AVAILABLE TO THE FRONT. TO THE REAR IS AN ENCLOSED GARDEN, MAINLY LAID TO LAWN, OFFERING A PLEASANT OUTDOOR SPACE WITH POTENTIAL FOR BUYERS TO PERSONALISE TO THEIR OWN TASTE. A GARAGE IS LOCATED TO THE REAR OF THE PROPERTY, WITH ACCESS AVAILABLE VIA A REAR GARDEN GATE, PROVIDING USEFUL ADDITIONAL PARKING OR STORAGE.

- FREEHOLD
- COUNCIL TAX; BAND A
- LOCAL AUTHORITY; GEDLING BOROUGH COUNCIL
- MEASUREMENTS; 54 SQ METERS

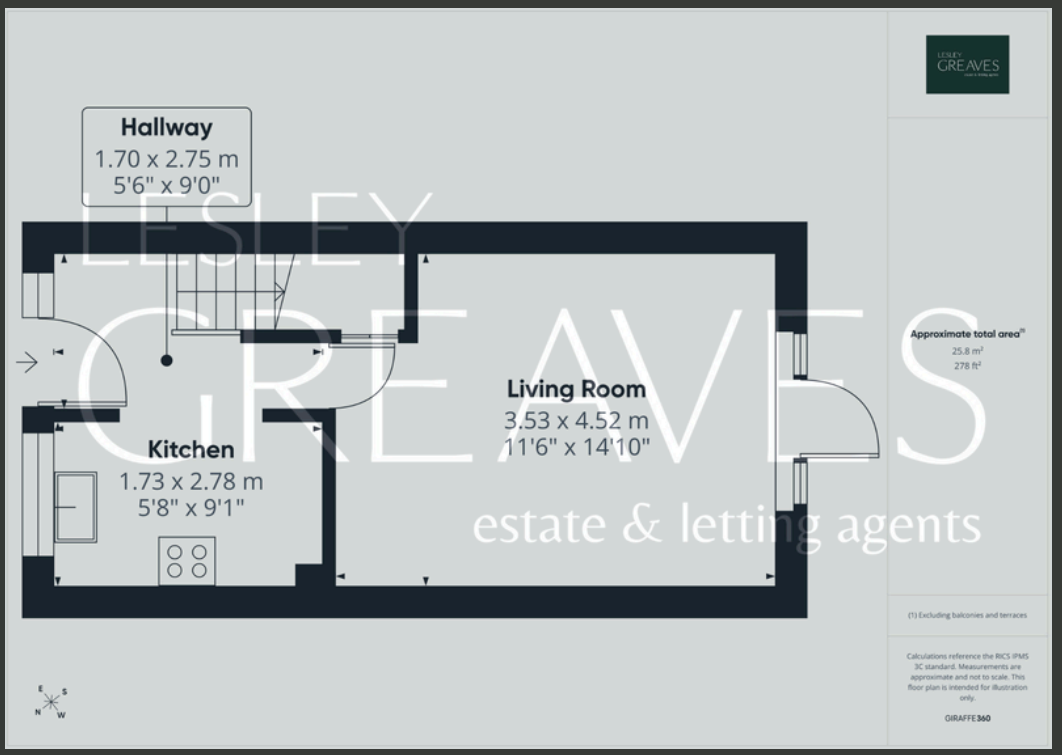


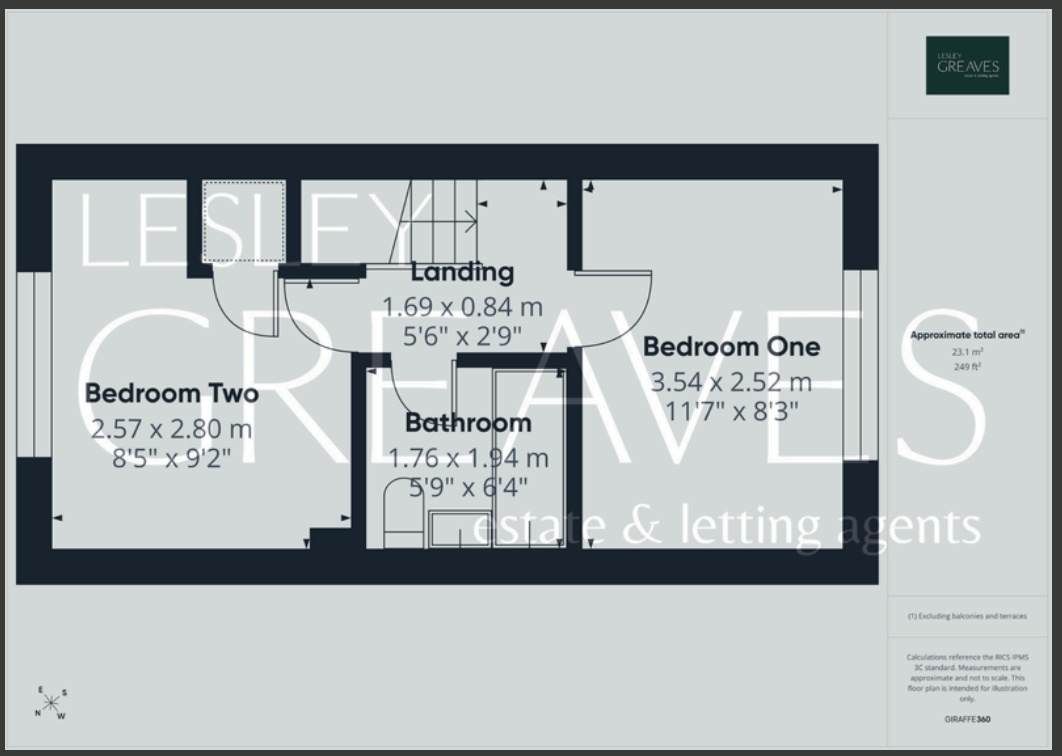












Agent's Note: These particulars have been prepared in good faith and are provided for guidance purposes only. While every effort has been made to ensure their accuracy, they should not be relied upon as exact. All measurements are approximate, and floor plans are for illustrative purposes only. Prospective 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.

Lesley Greaves Estate & Lettings Agents

22 Main Road ,Gedling, Nottingham, NG4 3HP

0115 9877337

Sales@lesleygreaves.co.uk