



## Edison Way, Arnold, Nottinghamshire NG5 7NJ

**Guide Price £100,000**

GUIDE PRICE £100,000 - £110,000

OPEN PLAN LIVING...

This ground floor apartment would make a brilliant purchase for someone who is looking for their first time buy or a great alternative to a bungalow. The property is situated on a popular development with excellent access to transport links into the city centre as well as being within close proximity to Arnold Town Centre. Internally, there is a light and spacious open plan lounge kitchen diner with modern kitchen units alongside two bedrooms and a three piece bathroom suite. There is also plenty of storage space throughout.

Outside of the property is a car park providing ample off road parking.

\*360° VIRTUAL TOUR AVAILABLE\*

MUST BE VIEWED





ACCOMMODATION

Entrance Hall

The hall has a wall heater, a built in storage cupboard and provides access into the accommodation

Lounge Diner

18'6" x 14'6" (5.65 x 4.44)

The lounge has a wall heater, an aerial point, double glazed windows and space for a dining table

Kitchen

7'7" x 6'11" (2.32 x 2.11)

The kitchen has a range of base and wall units, a stainless steel sink with mixed taps, an integrated oven with a gas hob and extractor fan, space for a fridge freezer, space and plumbing for a washing machine, part tiled walls and spotlights on the ceiling

Master Bedroom

12'6" x 9'1" (3.83 x 2.78)

The main bedroom has a double glazed window, a wall heater and built in wardrobes

Bedroom Two

9'3" x 8'3" (2.84 x 2.54)

The second bedroom has a double glazed window and a wall heater

Bathroom

6'10" x 6'3" (2.09 x 1.93)

The bathroom has a low level flush WC, a hand wash basin, a bath with an overhead shower and shower screen, a heated towel rail, part tiled walls, an extractor fan and spotlights on the ceiling

OUTSIDE

Outside to the front of the property is a car parking space

DISCLAIMER

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