

# JOHNSONS & PARTNERS

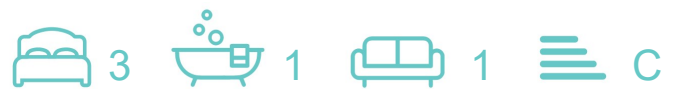
Estate and Letting Agency



## 38 CORONATION WALK, GEDLING

NOTTINGHAM, NG4 4AQ

ASKING PRICE £220,000





# 38 CORONATION WALK

GEDLING, NOTTINGHAM, NG4 4AQ

**ASKING PRICE £220,000**



A three bedroom semi detached home that occupies a good sized corner plot within this extremely popular development; and comes to the market with 'no upward chain' which helps to simplify the whole buying process. The property is close to a wide range of excellent amenities which includes, popular schools, recreational facilities, regular public transport services and a great range of shopping.

In brief the double glazed and centrally heated accommodation comprises entrance porch, reception hallway, lounge, dining kitchen and ground floor WC to the ground floor. To the first floor there is a landing with three good sized bedrooms off and the family bathroom. To the outside there are gardens to both the front and rear as well as a tandem driveway for multiple vehicles and allows access to the detached, single garage.

This is an excellent opportunity to create your perfect home in a great location; with this in mind we would strongly recommend an internal viewing. Contact us now to book your personal viewing appointment.

Entrance Porch  
10'5 x 3'3 (3.18m x 0.99m)

Reception Hallway

Lounge  
16'1 x 13'10 (4.90m x 4.22m)

Dining Kitchen  
20' x 9'5 (6.10m x 2.87m)

WC  
5'2 x 2'4 (1.57m x 0.71m)

First Floor Landing

Bedroom One  
11'9 x 9'3 (3.58m x 2.82m)

Bedroom Two  
13'4 x 10'6 (4.06m x 3.20m)

Bedroom Three  
9'10 x 9'2 (3.00m x 2.79m)

Family Bathroom  
8'1 x 7'7 (2.46m x 2.31m)

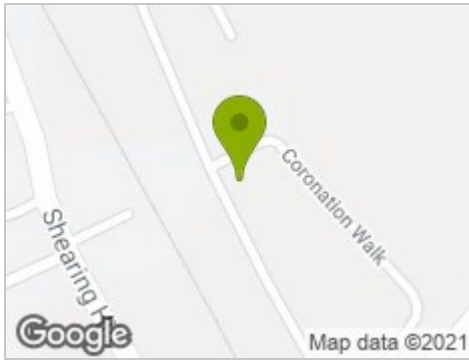
Outside

Gardens Front & Rear

Driveway & Garage



## Road Map



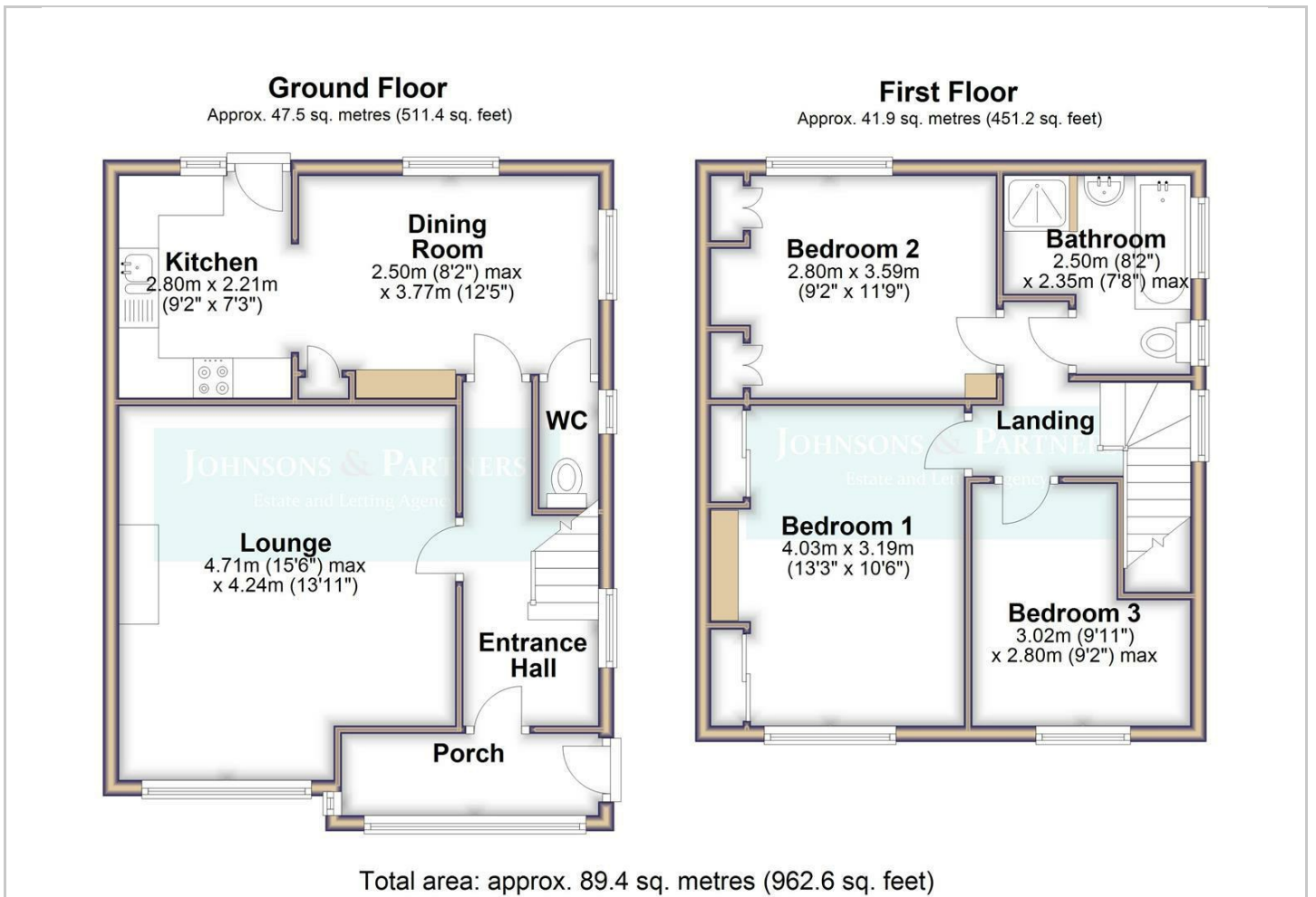
## Hybrid Map



## Terrain Map



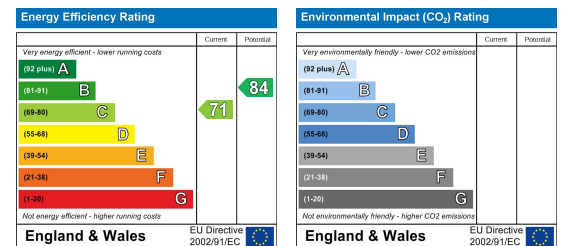
## Floor Plan



## Viewing

Please contact our Gedling Office on 0115 855 6622 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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