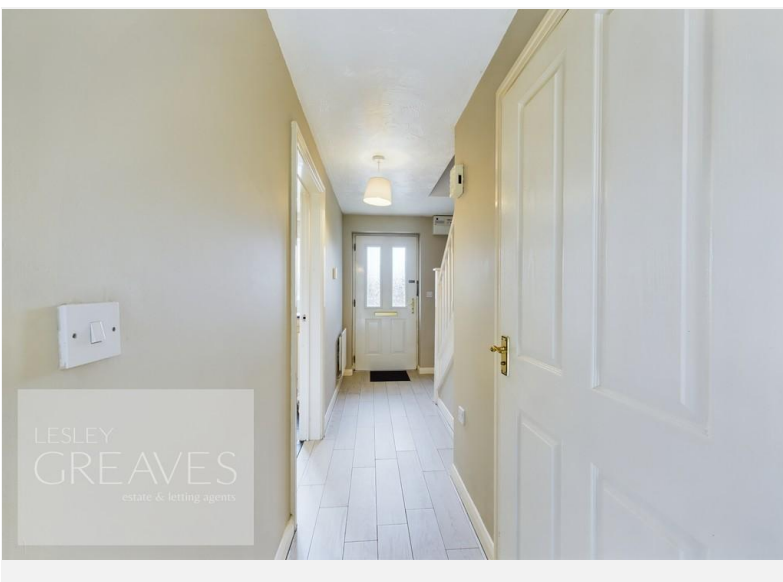




£185,000

Kappler Close, Netherfield, Nottingham NG4 2PT

EPC Rating D



Well presented, modern town house with tandem parking spaces for two vehicles and offered for sale with no upward chain. In brief, the accommodation comprises an entrance hallway, WC with wash hand basin, living room with patio doors onto the rear garden and fitted kitchen with a built in oven, gas hob and extractor, spaces for a washing machine and fridge/freezer. To the first floor there is bathroom with a shower over the bath and two bedrooms with built in wardrobes to bedroom one and a built in airing cupboard to bedroom two. To the front of the property in a small lawn with paving and to the rear is an enclosed laid to lawn garden with a paved patio, shed, power point and gated access. The property is in a popular, established residential area close to a wide range of amenities including schools, shops and public transport links as well as recreational and leisure facilities.

- Freehold

LIVING ROOM 14' 1" x 12' 3" into recess (4.31m x 3.74m)

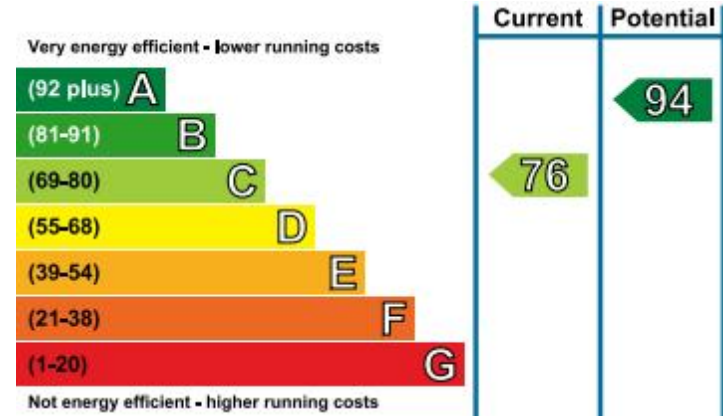
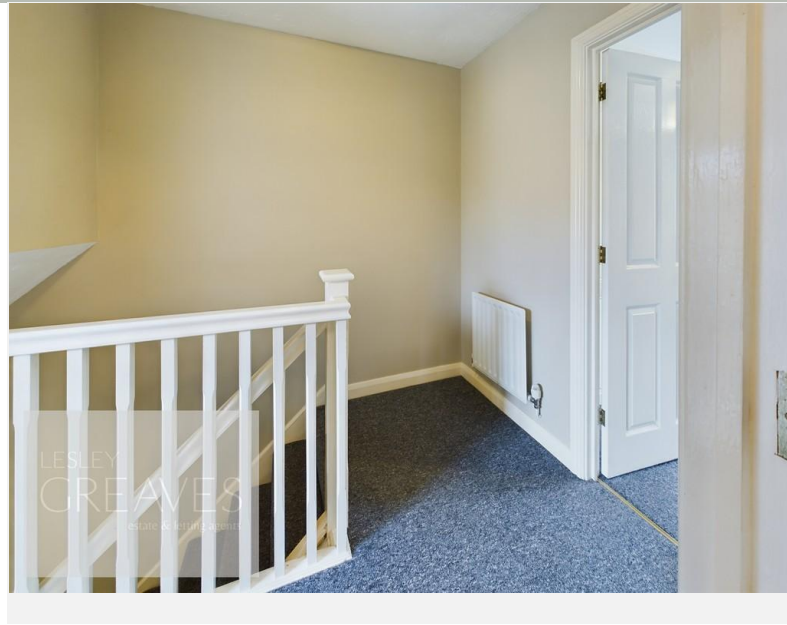
WC 4' 11" x 3' 0" (1.5m x 0.91m)

KITCHEN 11' 2" x 5' 6" (3.4m x 1.69m)

BATHROOM 7' 2" x 5' 7" (2.18m x 1.7m)

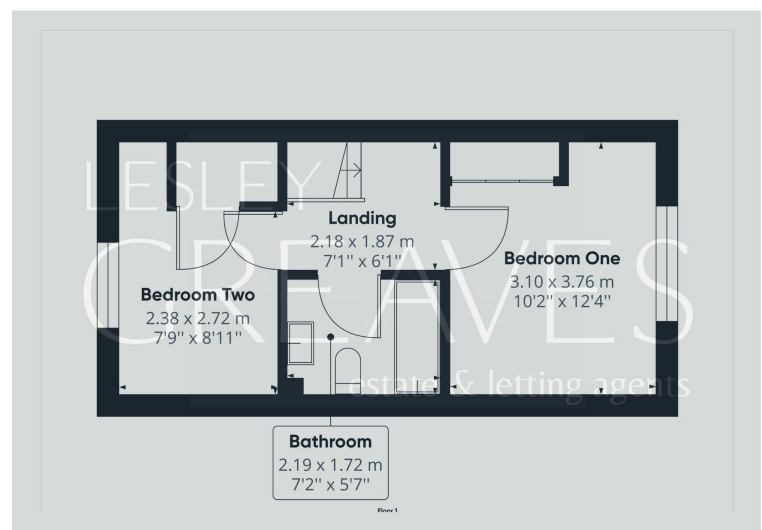
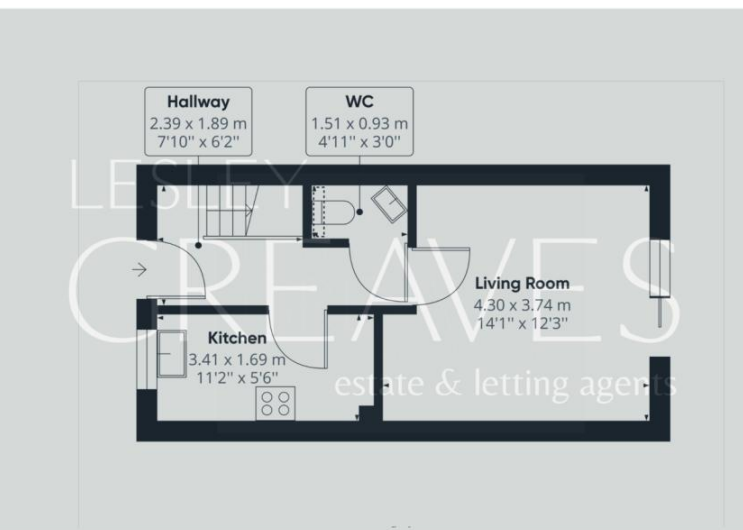
BEDROOM ONE 12' 4" to the back of the wardrobes x 10' 2" (3.74m x 3.10m)

BEDROOM TWO 8' 11" x 7' 9" (2.74m extending to 3.73m x 2.39m)



# LESLEY GREAVES

estate & letting agents



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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