



£230,000

Ringwood Road, Bingham, Nottingham NG13 8SZ

EPC Rating C



Well presented, ready to move in to modern house located in the picturesque Market Town of Bingham which has great public transport links to Nottingham City Centre and Newark. There are four local schools in the area, supermarkets, a medical centre, chemist, leisure centre, eateries and public houses.

In brief, to the ground floor is a porch, providing a useful space for coats and shoes. Living room with a feature bow window and stairs to the first floor. Fitted kitchen with a built in breakfast bar, oven, gas hob, extractor and space for a fridge freezer.

To the first floor are two double bedrooms and a white bathroom suite with a shower over the bath. The bathroom and bedroom two both have useful built in storage cupboards.

There is an open plan lawn at the front, driveway at the side leading to the garage which has an up and over door, power lighting and plumbing for a washing machine. To the rear is a lawn garden and paved patio are with raised beds to the perimeters.

- Freehold
- Council tax band B

PORCH 4' 6" x 2' 8" (1.37m x 0.81m)

LOUNGE DINER 18' 1" x 11' 8" (5.51m x 3.56m)

KITCHEN/BREAKFAST ROOM 11' 8" x 8' 3" (3.56m x 2.51m)

BEDROOM ONE 11' 8" x 9' 4" (3.56m x 2.84m)

BEDROOM TWO 11' 7" x 8' 3" (3.53m x 2.51m)

BATHROOM 8' 6" x 5' 0" (2.59m x 1.52m)

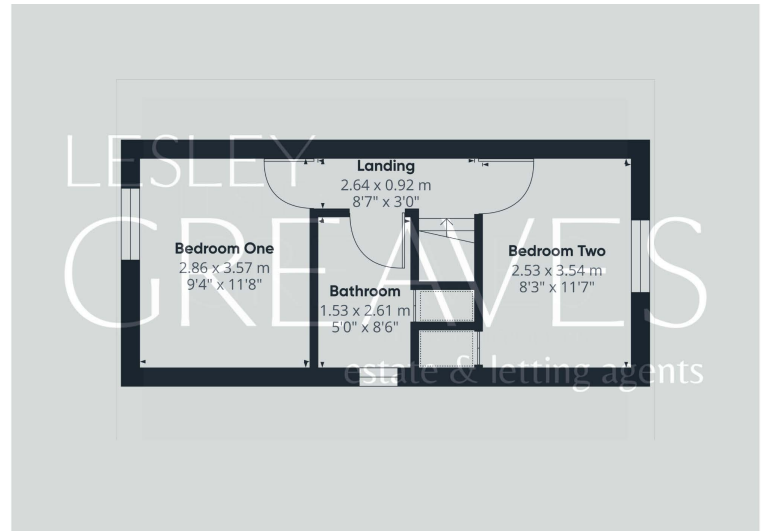
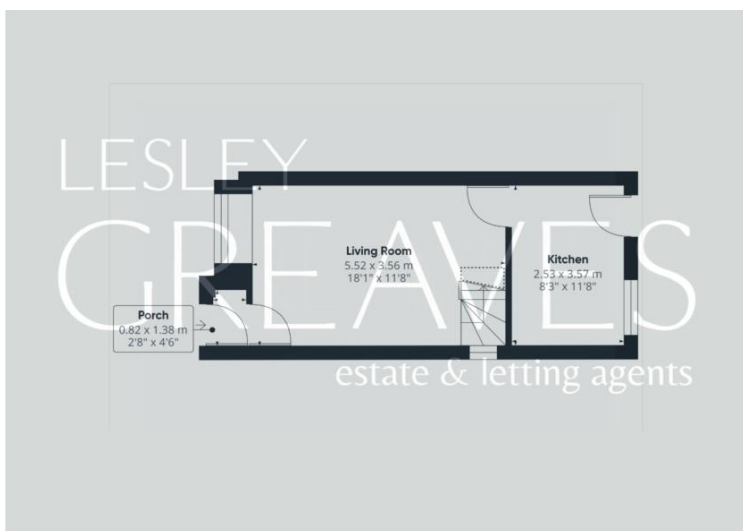
GARAGE 16' 0" x 9' 0" (4.88m x 2.74m)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



# LESLEY GREAVES

estate & letting agents



COUNCIL TAX BAND: B

LOCAL AUTHORITY: Rushcliffe Borough Council

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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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