



6 Melrose Street, Nottingham – NG5 2JP

Guide Price £210,000–£220,000

DavidJames
the estate agent



6 Melrose Street

Nottingham, Nottingham

GUIDE PRICE £210,000-£220,000 Recently renovated 2 bed terraced house available with no chain and located just a short walk from Sherwood's vibrant amenities and frequent bus services to the City!

Council Tax band: A

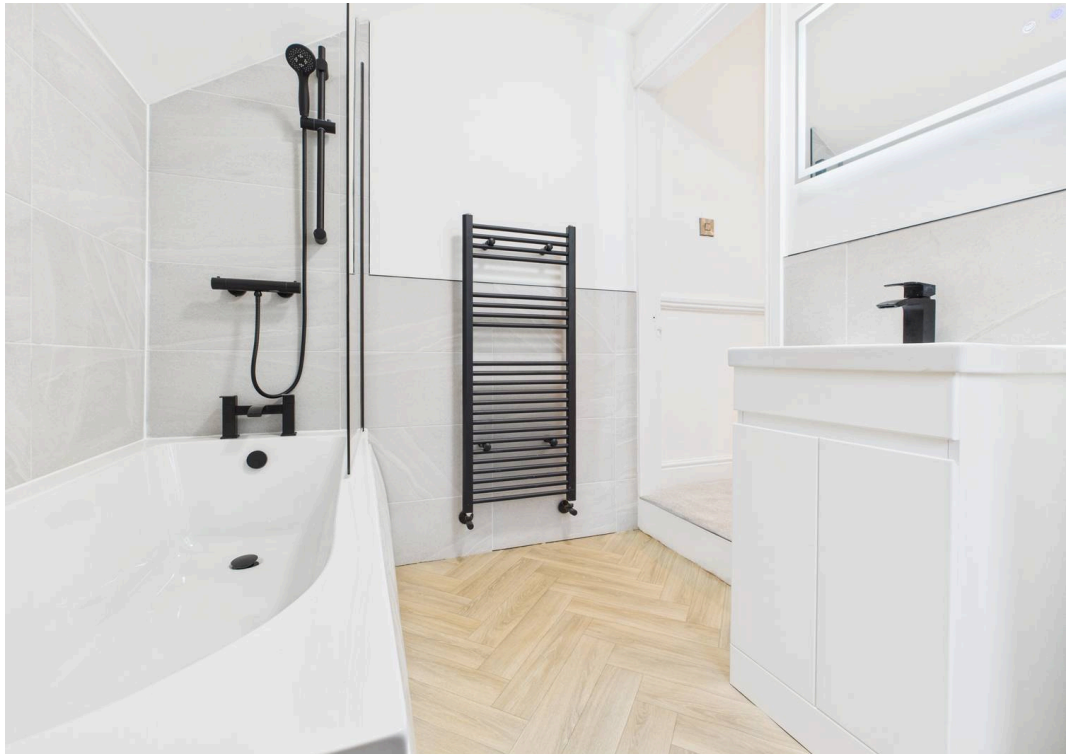
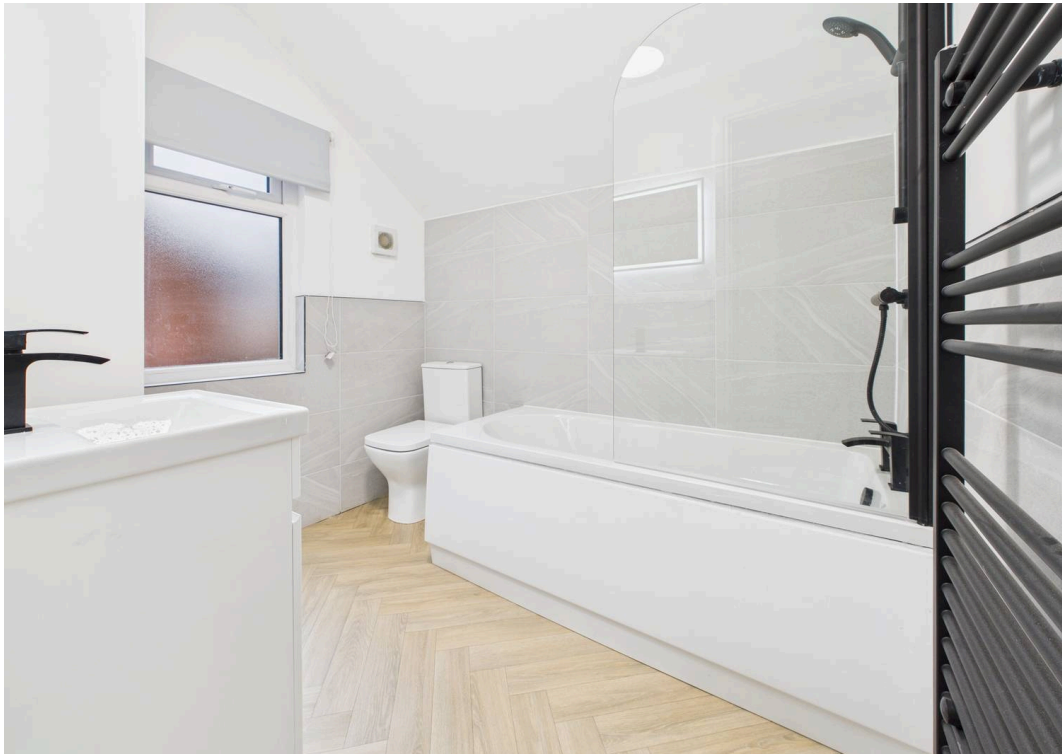
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Renovated mid-terrace home available with no chain
- Neutrally redecorated with new carpets, floor coverings and radiators throughout
- Perfect for a first-time buyer or investor
- Sherwood's vibrant variety of restaurants, bars and shops on the doorstep
- Frequent bus services nearby to Nottingham City Centre, City Hospital and the surrounding areas
- Bright and inviting lounge
- Superb open plan dining kitchen with newly-fitted units and integrated appliances
- Two first floor bedrooms
- Newly-fitted and stylish three-piece first floor bathroom
- Low-maintenance rear yard with a useful external store







Floor -1



Floor 0



Floor 1

Approximate total area⁽¹⁾

65.8 m²

708 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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