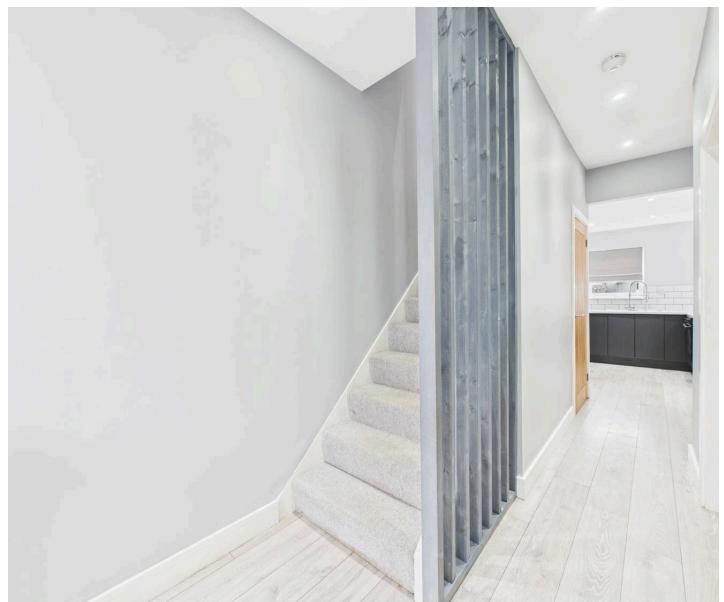




10 Kent Road, Nottingham – NG3 6BE

Guide Price **£260,000**

DavidJames
the estate agent



10 Kent Road

Nottingham, Nottingham

NO CHAIN! Traditional semi-detached home in the highly regarded area of Mapperley. Featuring stylish dining kitchen alongside 3 double beds, contemporary bathroom and large southerly-facing garden!

Council Tax band: B

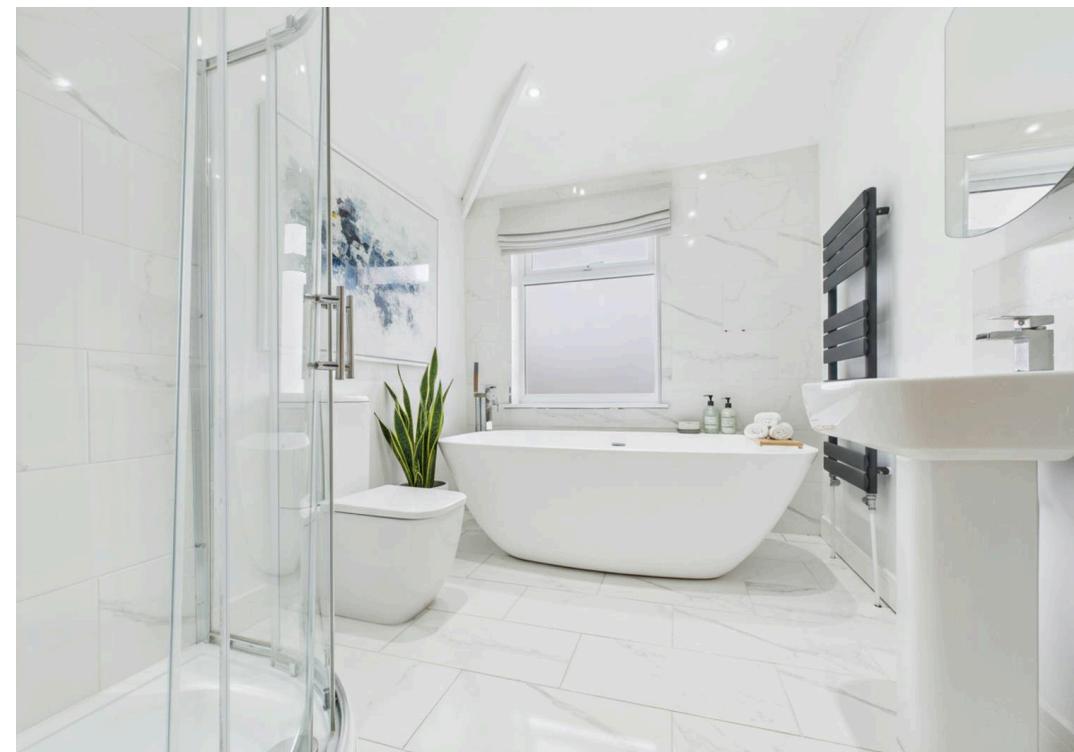
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Traditional semi-detached home with no chain
- Highly regarded area of Mapperley with amenities and bus links close by
- Welcoming entrance hallway with convenient ground floor WC
- Stylish kitchen area with breakfast bar and integrated cooking appliances
- Spacious dining area with Bi-fold doors opening onto the rear garden
- Bright and spacious lounge with feature coffered ceiling
- Three well-proportioned double bedrooms providing flexible accommodation
- Contemporary four-piece bathroom with feature bath and separate shower enclosure
- Large southerly-facing rear garden with decking and lawn
- Low maintenance front garden with off street parking







Approximate total area⁽¹⁾

79.8 m²
859 ft²

Reduced headroom
0.1 m²
1 ft²



(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

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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These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.