



26 Tennyson Avenue, Gedling – NG4 3HJ

Guide Price **£425,000**

DavidJames
the estate agent



26 Tennyson Avenue

Gedling, Nottingham

PERFECT FOR FAMILY LIFE! This well-presented and extended three bed semi-detached home has an impressive open plan living space with separate lounge, stylish bathroom on a generous south facing plot!

Council Tax band: B

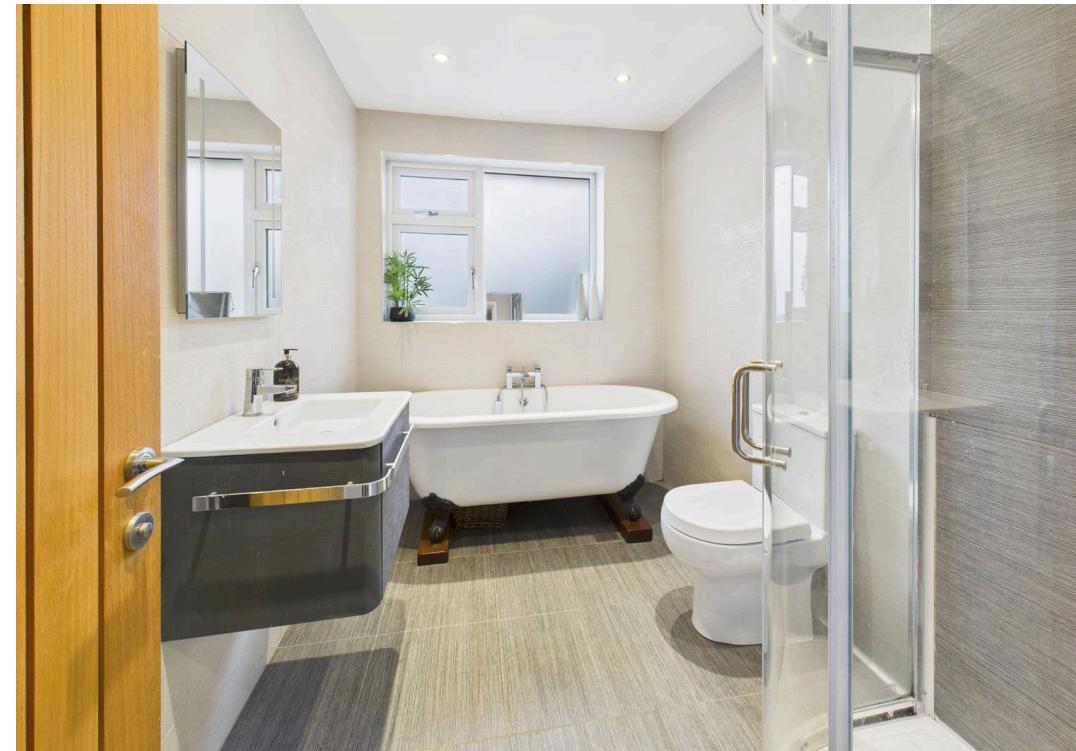
Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: F

- Conveniently located and well-presented semi-detached family home
- Gedling's shops, amenities and regular bus services all within walking distance
- Lovely entrance hallway with ground floor WC
- Cosy lounge featuring a charming bay window and a multi-fuel burning stove
- Impressive open-plan living space with striking roof lantern and bi-fold doors
- Modern fitted kitchen with central island and integrated appliances
- Three bedrooms (including two well-proportioned double bedrooms)
- Stylish four-piece bathroom suite with freestanding roll-top bath
- Generously sized rear garden with south-facing aspect, patio and lawn
- Driveway with wooden double gates providing secure off-street parking





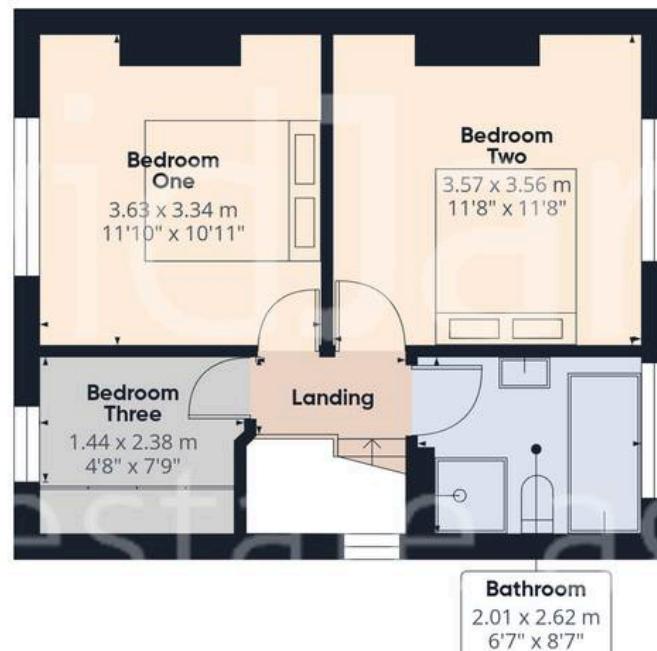


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Approximate total area⁽¹⁾

99.9 m²
1077 ft²

Reduced headroom
0.2 m²
2 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.

GIRAFFE360





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