



**277 Greenwood Road, Nottingham – NG3 7FU**

Guide Price **£240,000**

**DavidJames**  
the estate agent





## 277 Greenwood Road

Nottingham, Nottingham

EXCITING OPPORTUNITY! Traditional semi-detached home occupying a good-sized plot with potential to modernise & personalise, featuring two reception rooms, three beds, westerley-facing garden & garage!

Council Tax band: C

Tenure: Freehold

- Traditional semi-detached home occupying a good-sized plot
- Offered to the market with no onward chain
- Exciting opportunity for buyers looking to modernise and personalise
- Ideal for first-time buyers, investors and growing families alike
- Two bright and spacious reception rooms (lounge and separate dining room)
- Fitted kitchen and rear hallway with access to useful downstairs WC
- Three bedrooms (including two well-proportioned double bedrooms)
- Modern shower room with shower enclosure, semi-recessed vanity and bidet
- Good-sized westerly-facing rear garden with patio, lawn and established planting
- Generous front garden with gated driveway and garage providing off-street parking









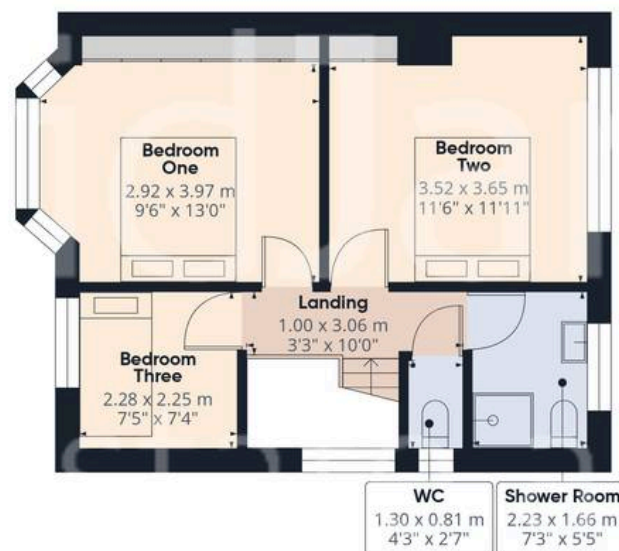


Floor 0

Approximate total area<sup>(1)</sup>

94.6 m<sup>2</sup>

1019 ft<sup>2</sup>



Floor 1



(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.

GIRAFFE360





## David James Estate Agents

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