



6 Fern Street, Sutton-In-Ashfield, NG17 2DW
£130,000



6 Fern Street

Sutton-In-Ashfield, Sutton-In-Ashfield

Well presented three bedroom Edwardian mid-terrace set over three floors, modern dining kitchen, utility, new decor, gas central heating, double glazing, low maintenance garden, ideal family home.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

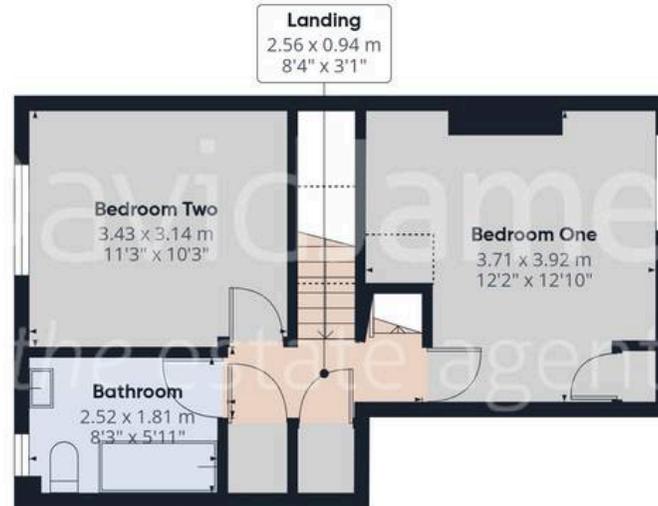
- Three storey Edwardian mid terraced house
- Three double bedrooms set over the first and second floors
- Lounge with timber finish vinyl flooring
- Dining kitchen with a range of white units and integrated oven and hob
- Utility room with a range of base level units and sink and drainer unit
- First floor bathroom/Wc with white suite and electric fire
- Landing with storage cupboards
- Combination gas central heating, UPVC double glazing
- Low maintenance rear garden with initial hardstanding area and gravelled garden area
- Freshly decorated with new floor coverings throughout







Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾

86.3 m²
930 ft²

Reduced headroom

4 m²
42 ft²

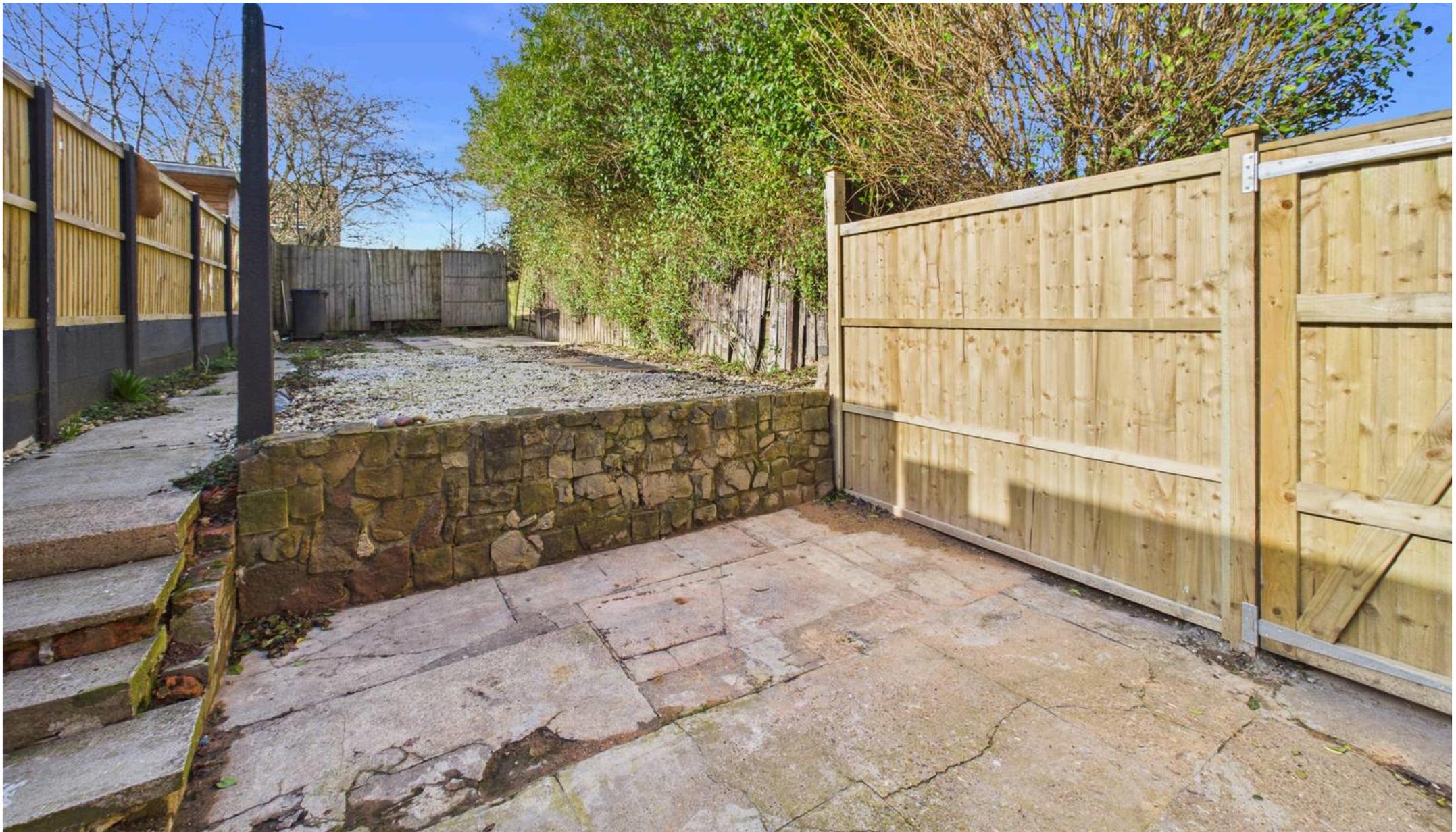
(1) Excluding balconies and terraces

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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