



**38 Freda Avenue, Gedling - NG4 4GQ**

Guide Price **£240,000**





## 38 Freda Avenue

Gedling, Nottingham

NO UPWARD CHAIN! Appealing two bed detached bungalow featuring a spacious lounge, well appointed breakfast kitchen, wet room and garage. Ideally situated for local amenities and excellent bus links!

Council Tax band: B

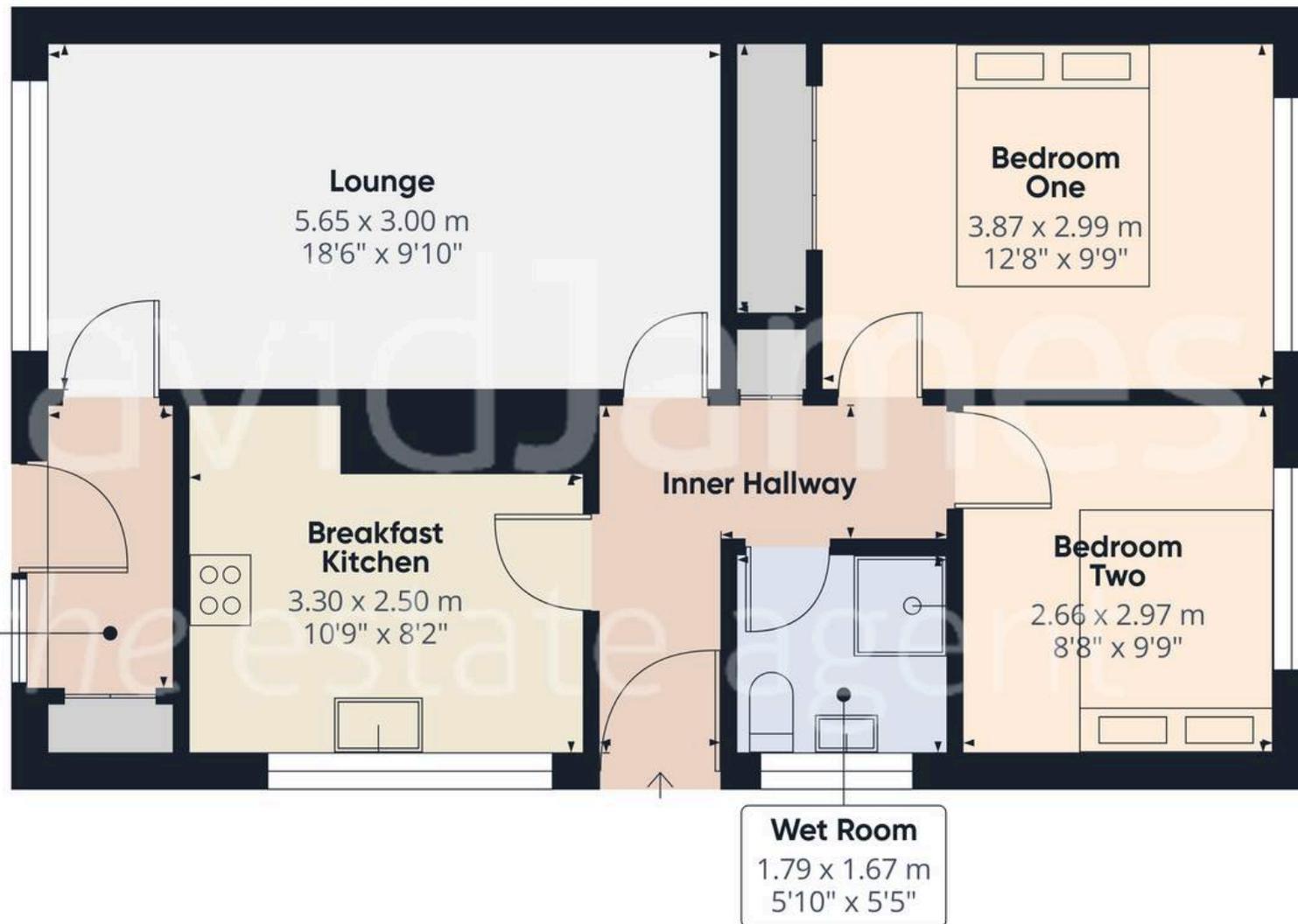
Tenure: Freehold

- Appealing detached bungalow with no upward chain
- Within easy reach of local amenities and bus services on the doorstep
- Offering superb single storey living presented in neutral tones throughout
- Inviting entrance hallway with useful cloakroom cupboard
- Generously sized lounge with feature fireplace
- Well-equipped breakfast kitchen with breakfast bar and integrated cooking appliances
- Two well-proportioned double bedrooms (including main bedroom with fitted wardrobes)
- Fully tiled wet room with electric shower
- Rear garden with a combination of lawn and gravel
- Low-maintenance frontage with gated side access









Approximate total area<sup>(1)</sup>  
59.7 m<sup>2</sup>  
641 ft<sup>2</sup>

(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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## David James Estate Agents

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