



**280 Wollaton Road, Beeston, Nottingham, NG9 2TD**

**£1,100 PCM**

- 2 Bathrooms
- 3 Bedrooms
- Medium Sized Garden
- Children Welcome
- Semi Detached House
- 1 Receptions
- Driveway Parking Available
- Sorry, No Smokers
- Unfurnished Property
- Beeston

# 280 Wollaton Road, Nottingham NG9 2TD

**\*\*THREE BEDROOM SEMI DETACHED FAMILY HOME\*\***

Robert Ellis are delighted to bring to the market this well-proportioned unfurnished three bedroom semi-detached property that benefits from UPVC double glazing, gas central heating and off road parking.

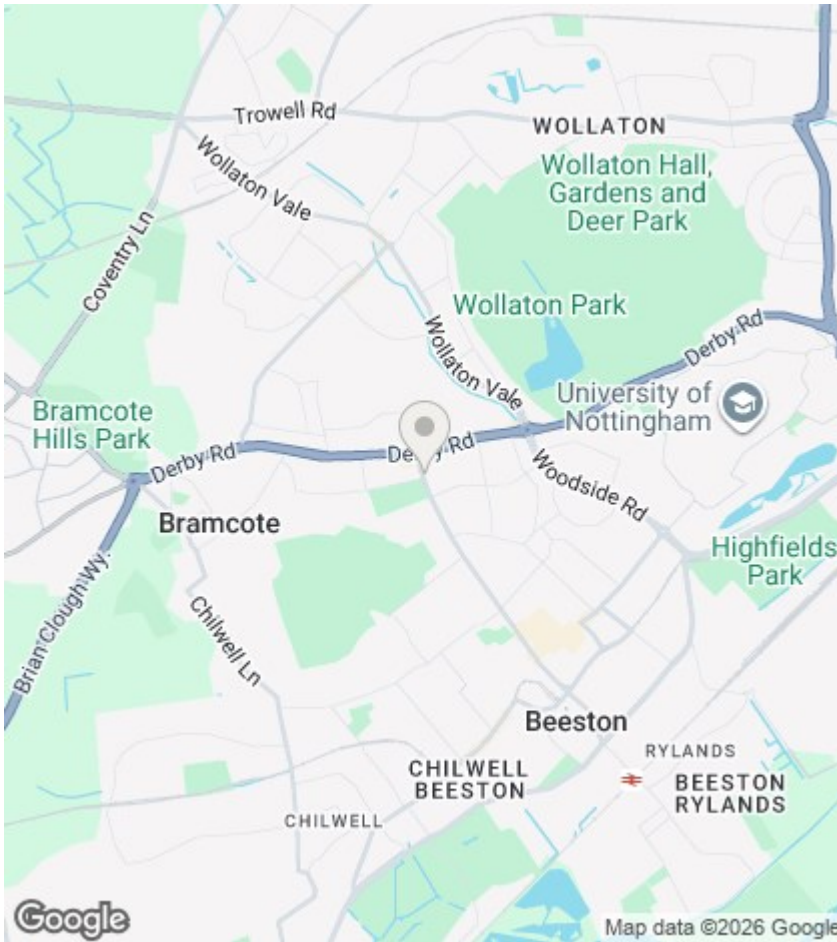
The property comprises: Entrance to hallway, spacious lounge, well presented, fitted kitchen, ground floor contemporary bathroom (with shower), stairway & landing to fitted W.C & THREE bedrooms (two doubles & one moderate single). Accompanied viewings. Beeston office. Available 03.04.2026. Council tax band - B



Council Tax Band: B







## Directions

## Viewings

Viewings by arrangement only. Call 0115 9229090 to make an appointment.

## EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>89</b>
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>67</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	