



**35 Tilbury Rise, Aspley, Nottingham, NG8 6EN**

**£950 PCM**

- 1 Bathroom
- 2 Bedrooms
- Medium Sized Garden
- Children Welcome
- Mid Terraced House
- 1 Reception
- Driveway Parking Available
- Sorry, No Smokers
- Unfurnished Property
- Aspley

# 35 Tilbury Rise, Nottingham NG8 6EN

**\*\*WELL PRESENTED TWO BEDROOM MID TERRACE HOUSE\*\***

This well-presented property benefits from double glazing throughout and gas central heating and briefly comprises: Entrance hallway, living room with electric fire and modern fitted kitchen/diner (with integrated fridge, electric hob & oven). Upstairs has TWO good size bedrooms and contemporary fitted bathroom. Outside to the front provides off road parking for one car and to the rear is an enclosed lawned garden. Offered unfurnished.

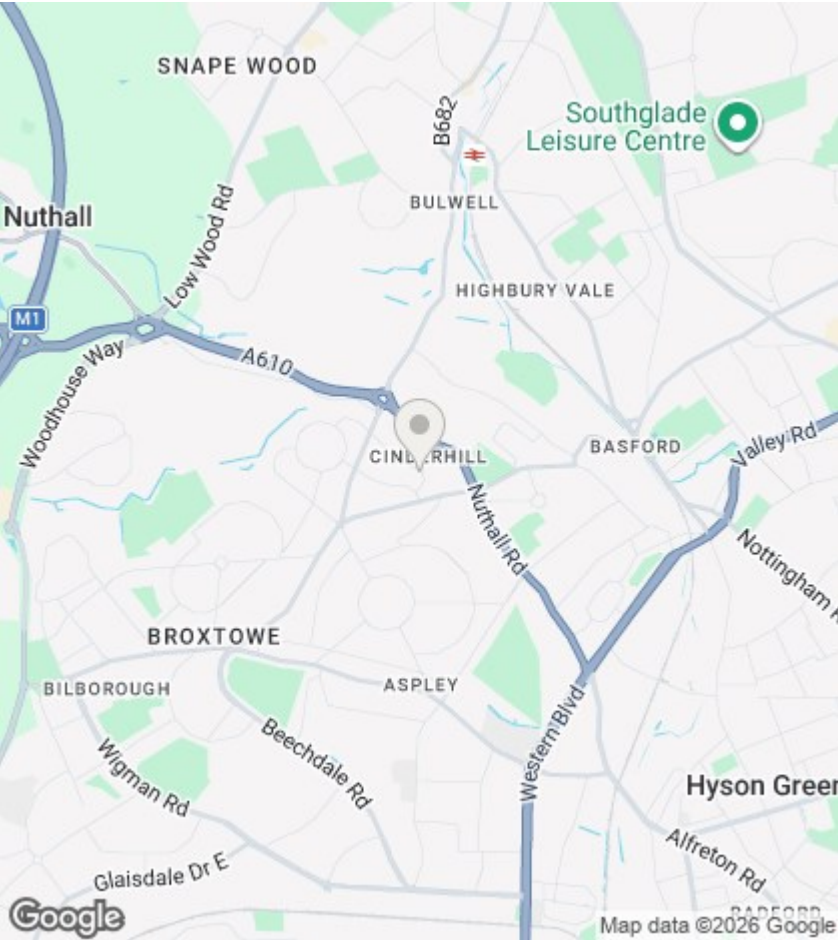
Available now. Accompanied viewings. Beeston office.



Council Tax Band:







## Directions

## Viewings

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

EPC Rating:  
C

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         | 87        |
| (69-80) C                                   | 72                      |           |
| (55-68) D                                   |                         |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |