Robert Ellis

look no further...

King Street,
Beeston, Nottingham
NG9 2DL

£210,000 Freehold

0115 922 0888

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Located in the heart of Beeston, Nottingham, this house on King Street offers a delightful blend of comfort and convenience. With two spacious reception rooms, this property is perfect for both relaxation and entertaining guests. The well-proportioned living areas provide ample space for family gatherings or quiet evenings in.

The house boasts three inviting bedrooms, each designed to create a peaceful retreat. Whether you are looking for a cosy space for rest or a room to set up a home office, these bedrooms cater to a variety of needs. The single bathroom is well-appointed, ensuring that daily routines are both efficient and enjoyable.

The location on King Street places you within easy reach of local amenities, including shops, schools, and parks, making it an ideal choice for families and professionals alike. Beeston is known for its vibrant community and excellent transport links, providing quick access to Nottingham city centre and beyond.

This property presents a wonderful opportunity for those seeking a comfortable family home or a great investment in a desirable area. With its appealing layout and prime location, it is sure to attract interest from a range of buyers. Do not miss the chance to make this lovely house your new home.

Entrance Hall
A composite entrance door, stairs to the first floor, radiator, UPVC double glazed window to the side and doors to the lounge diner and sitting room.

Sitting Room
10'8" x 9'10" (3.26m x 3.02m)
A carpeted reception room with UPVC double glazed bay window to the front, and radiator.

Lounge Diner
18'0" x 11'1" (5.5m x 3.38m)
A carpeted reception room with UPVC double glazed sliding doors to the rear, radiator, and opening into the kitchen.

Kitchen
15'0" x 5'2" (4.58m x 1.6m)
Fitted with a range of wall, base and drawer units, work surfaces, one and half bowl sink and drainer unit with mixer tap, space for a cooker with air filter over, plumbing for a washing machine and dishwasher, space for a fridge freezer, vinyl flooring, tiled splashbacks, UPVC double glazed window to the rear, radiator, and Worcester combination boiler.

First Floor Landing
UPVC double glazed window to the side, loft hatch and doors to the bathroom and three bedrooms.

Bedroom One
10'4" x 10'1" (3.15m x 3.09m)
A carpeted double bedroom with UPVC double glazed window to the rear and radiator.

Bedroom Two
10'4" x 9'11" (3.15m x 3.04m)
A carpeted double bedroom with UPVC double glazed window to the front, and radiator.

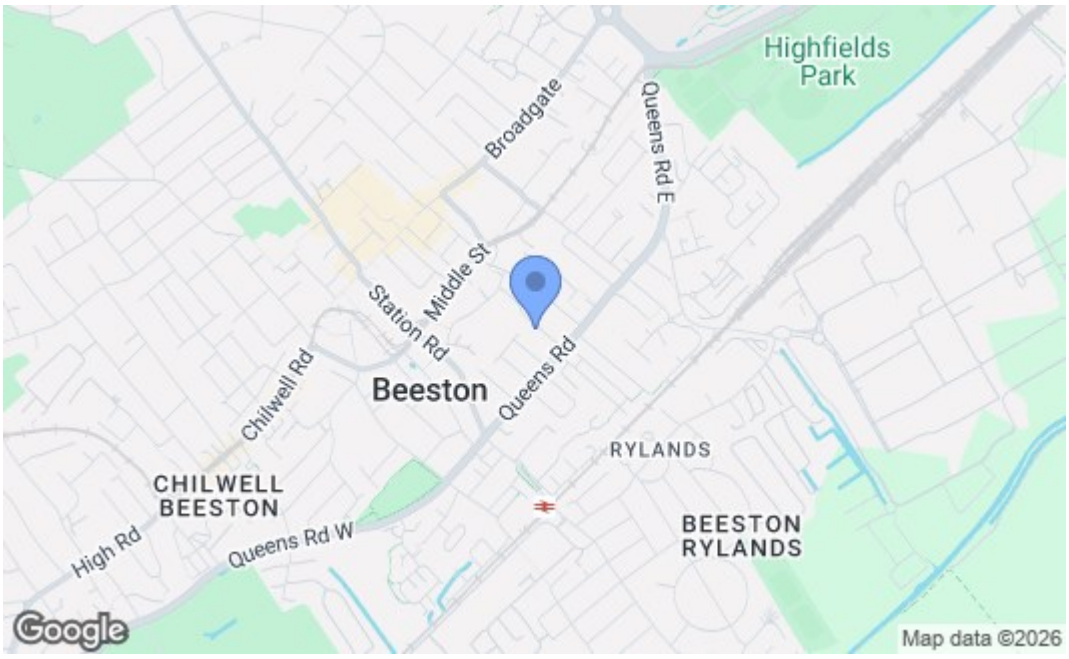
Bedroom Three
6'8" x 5'11" (2.04m x 1.81m)
A carpeted bedroom with UPVC double glazed window the front and radiator.

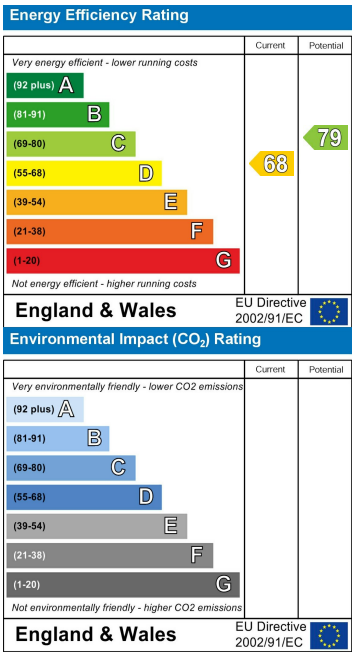
Bathroom
Incorporating a three-piece suite comprising: shower, pedestal wash-hand basin, WC, tiled splashbacks, radiator, UPVC double glazed window to the rear and extractor fan.

Outside
To the front of the property you will find a small gravelled area with gated side access leading to the generous rear garden which includes a patio overlooking the lawn beyond, a range of mature trees and shrubs, and a useful storage shed.

Material Information:
Freehold
Property Construction: Brick
Water Supply: Mains
Sewerage: Mains
Heating: Mains Gas
Solar Panels: No
Building Safety: No Obvious Risk
Restrictions: None
Rights and Easements: None
Planning Permissions/Building Regulations: None
Accessibility/Adaptions: None
Does the property have spray foam in the loft?: No
Has the Property Flooded?: No

Disclaimer:
These details and Key facts are for guidance only and complete accuracy cannot be guaranteed If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Full material information is available in hard copy upon request.





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