

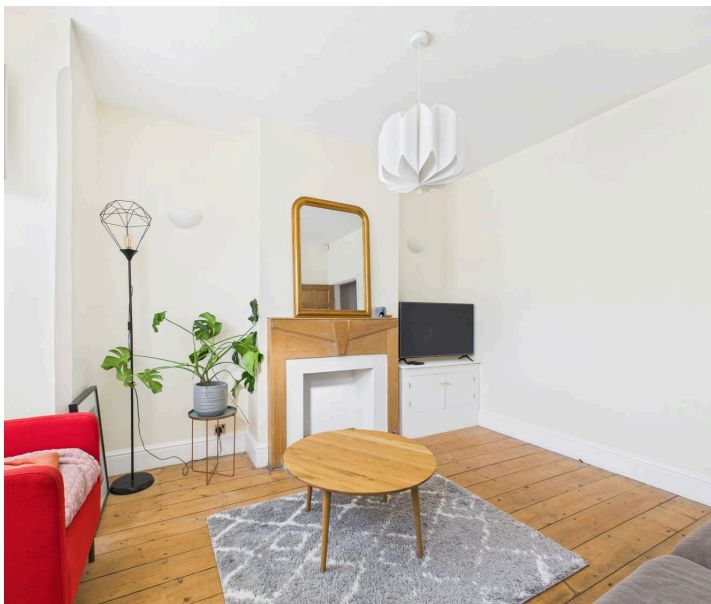
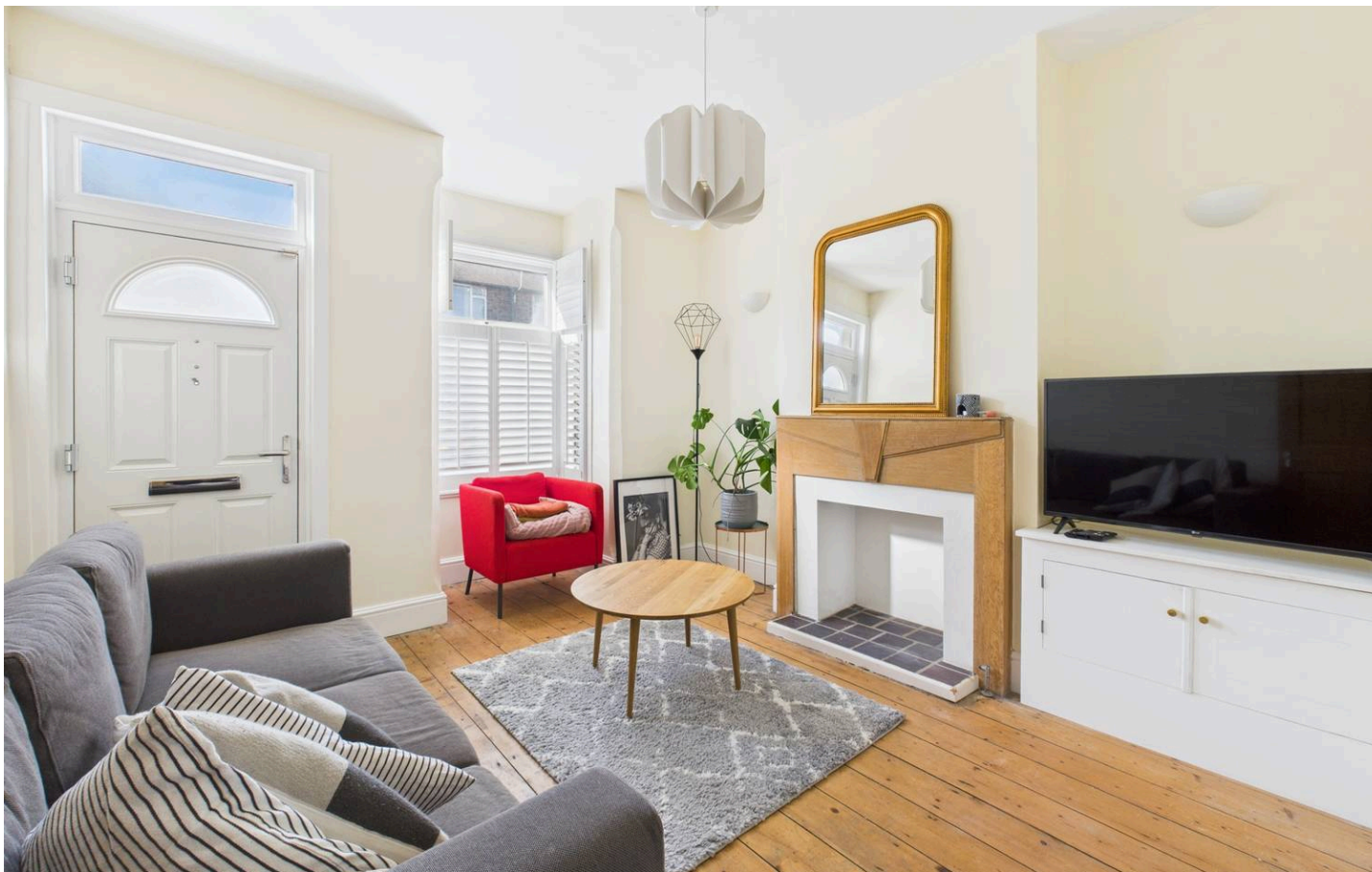


**6 Blyth Street, Nottingham – NG3 5HP**

Guide Price **£180,000**

**DavidJames**  
the estate agent





## 6 Blyth Street

Nottingham, Nottingham

Charming mid-terrace home within easy reach of Mapperley's amenities and Nottingham City Centre – an ideal first-time buy! Offering 2 reception rooms, a modern kitchen, 2 beds and a superb bathroom!

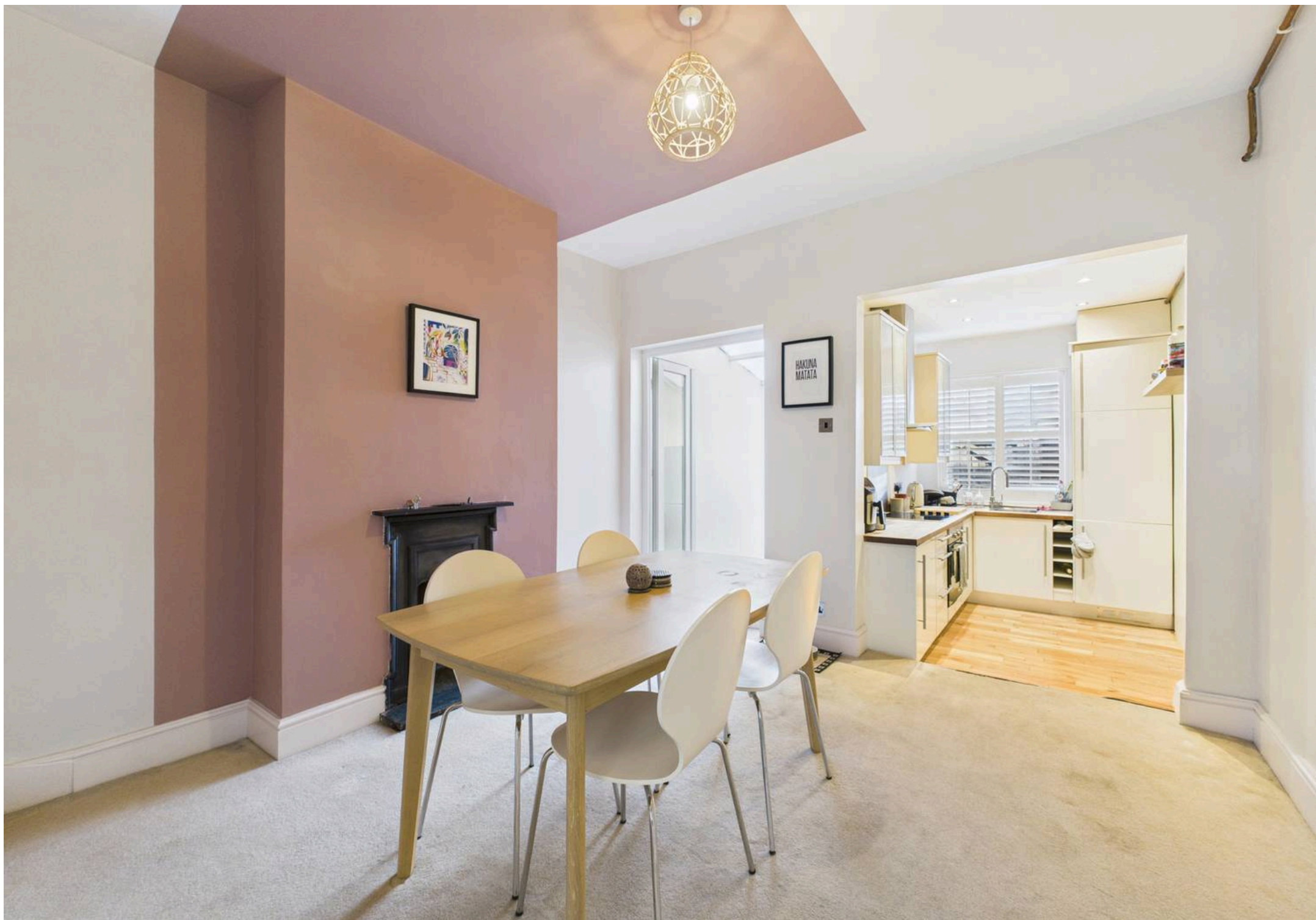
Council Tax band: A

Tenure: Freehold

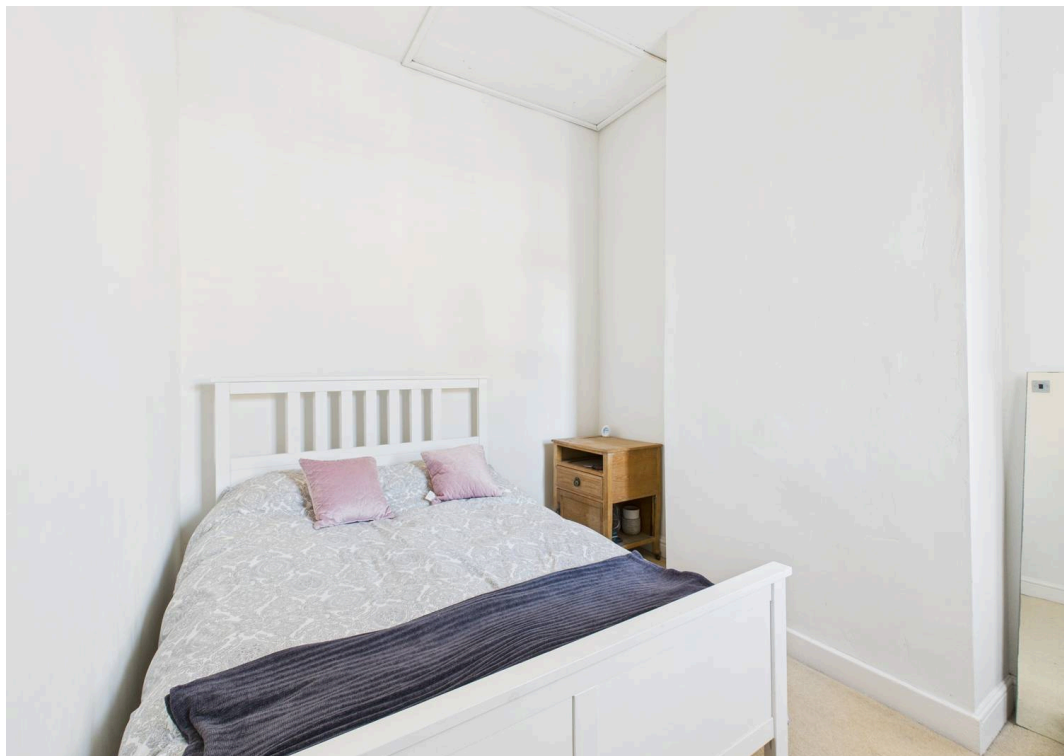
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Mid-terrace home
- Ideal for a first-time buyer looking to step on the property ladder
- Within easy reach of Mapperley's vibrant amenities
- A short commute from Nottingham City Centre with frequent bus services a short walk away
- Two reception rooms (lounge and adjoining dining room)
- Versatile lean-to/utility with space for white goods
- Modern fitted kitchen with a range of integrated appliances
- Two first floor double bedrooms
- Beautiful contemporary bathroom with a feature freestanding bath and separate shower enclosure
- Low-maintenance and south-easterly facing courtyard-style rear garden











Floor -1



Floor 0

Approximate total area<sup>(1)</sup>

81.06 m<sup>2</sup>

872.53 ft<sup>2</sup>

(1) Excluding balconies and terraces



Floor 1

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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## David James Estate Agents

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These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.