



2 Orchard Court, Gedling – NG4 4FF

Guide Price £140,000

DavidJames
the estate agent



2 Orchard Court

Gedling, Nottingham

Ideal for first-time buyers, professionals, or downsizers, cul-de-sac maisonette - lounge with balcony, compact kitchen, 2 bedrooms, bathroom, and convenient location near amenities & transport.

Council Tax band: A

Tenure: Leasehold

- First floor maisonette in a quiet, cul-de-sac location
- Two bedrooms including a double with built-in wardrobes for ample storage
- Bright and spacious lounge with sliding patio doors leading directly to the balcony
- Compact, functional kitchen designed for easy day-to-day meal preparation
- Flexible second bedroom, ideal for guests, a nursery, or a home office, and storage cupboard
- Private garage located in a communal block
- Leasehold property with low-maintenance living and reduced upkeep responsibilities
- Ideal for first-time buyers, down-sizers, or working professionals seeking convenient living
- Sought-after location combining tranquillity with excellent day-to-day convenience
- Close to wide range of excellent amenities and public transport links







Entrance Hallway
0.91 x 0.78 m
3'0" x 2'6"

Floor 0

Approximate total area⁽¹⁾

54.2 m²

584 ft²



Floor 1

(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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