

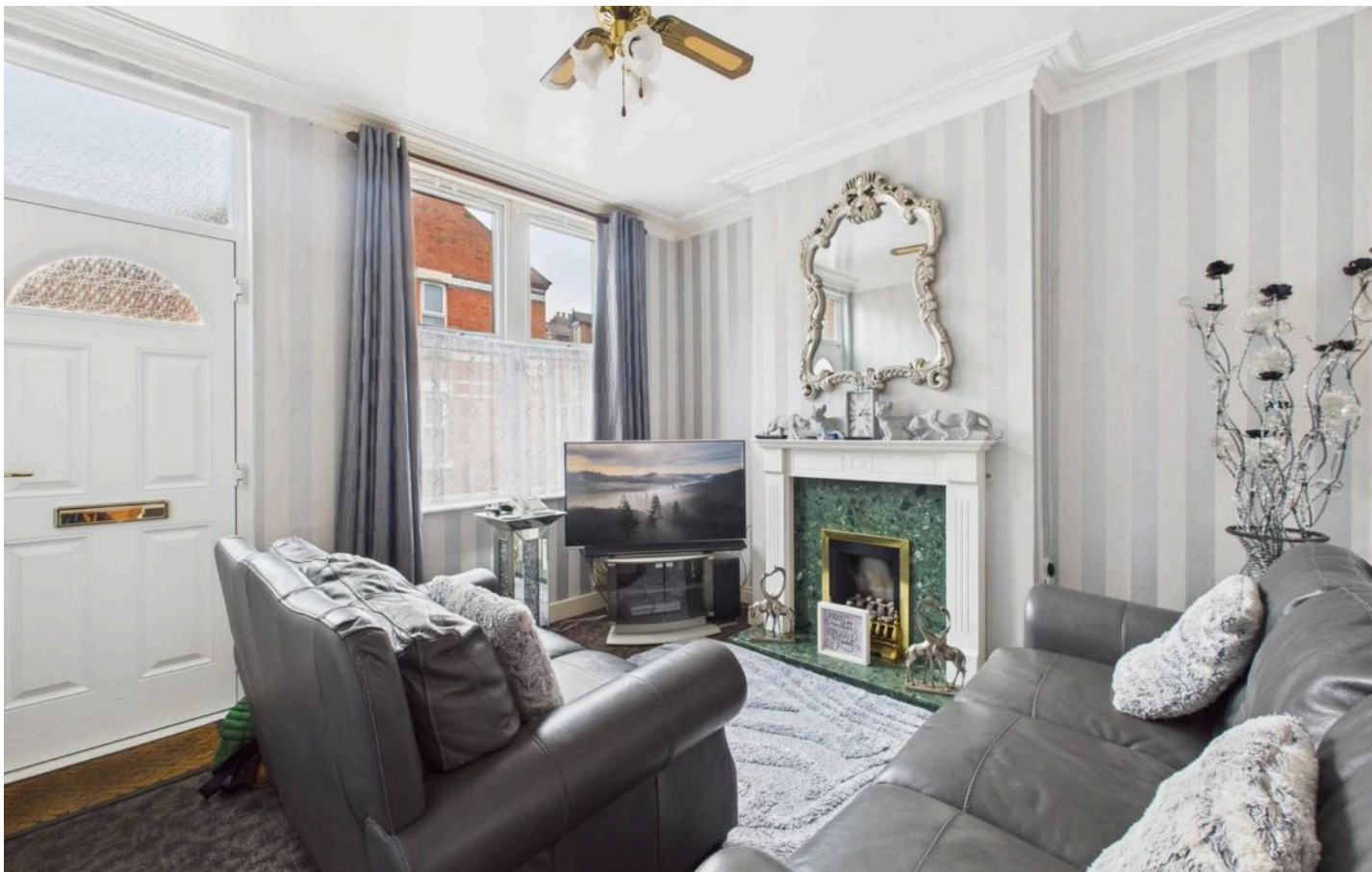


## 20 Bleasby Street, Nottingham - NG2 4FR

Guide Price £175,000

DavidJames  
the estate agent





## 20 Bleasby Street

Nottingham, Nottingham

Spacious 3-storey terrace house with 3 bedrooms, 2 receptions, bathroom and a low-maintenance courtyard garden. Ideal for first-time buyers, investors or those seeking easy access to the City Centre!

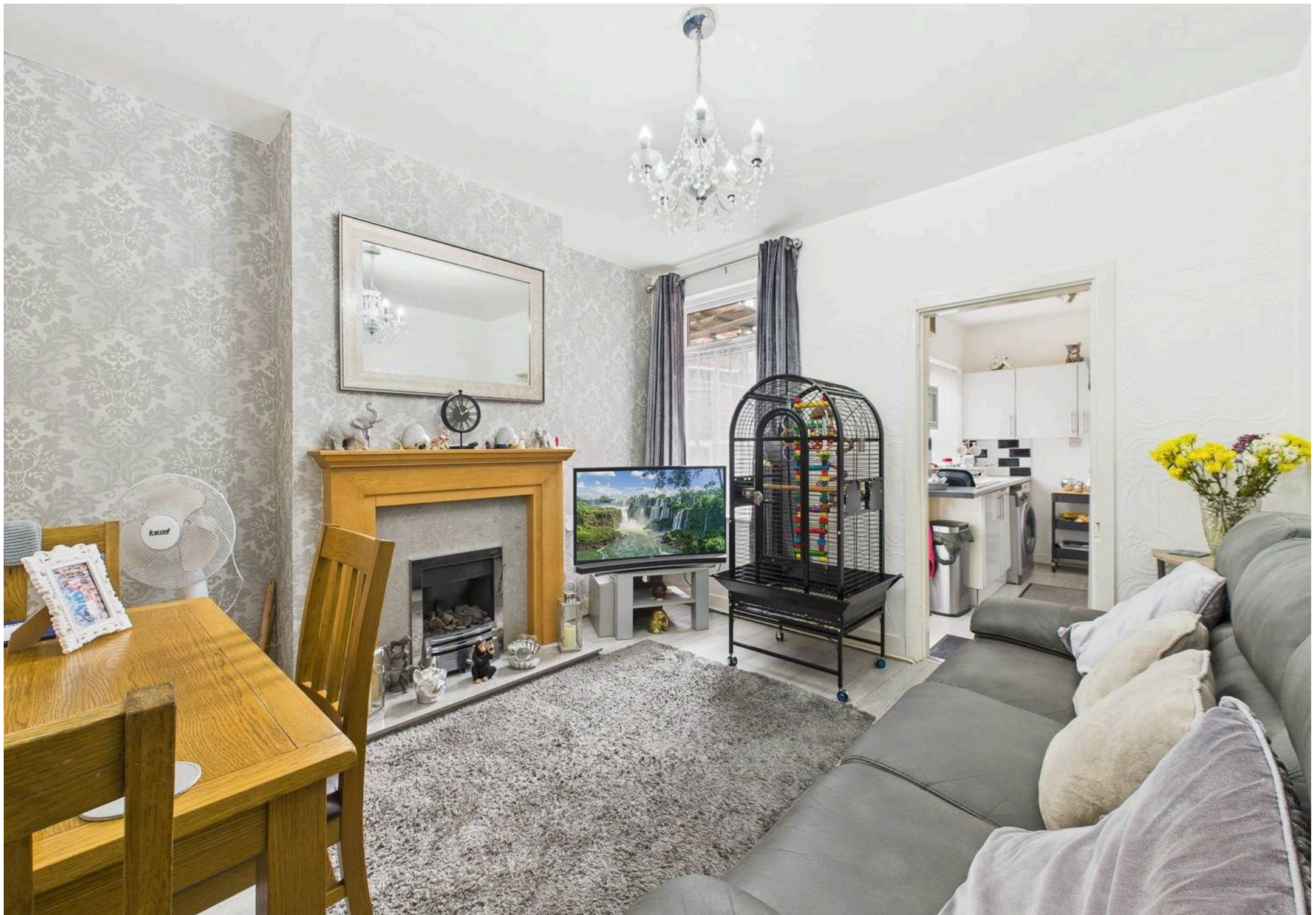
Council Tax band: A

Tenure: Freehold

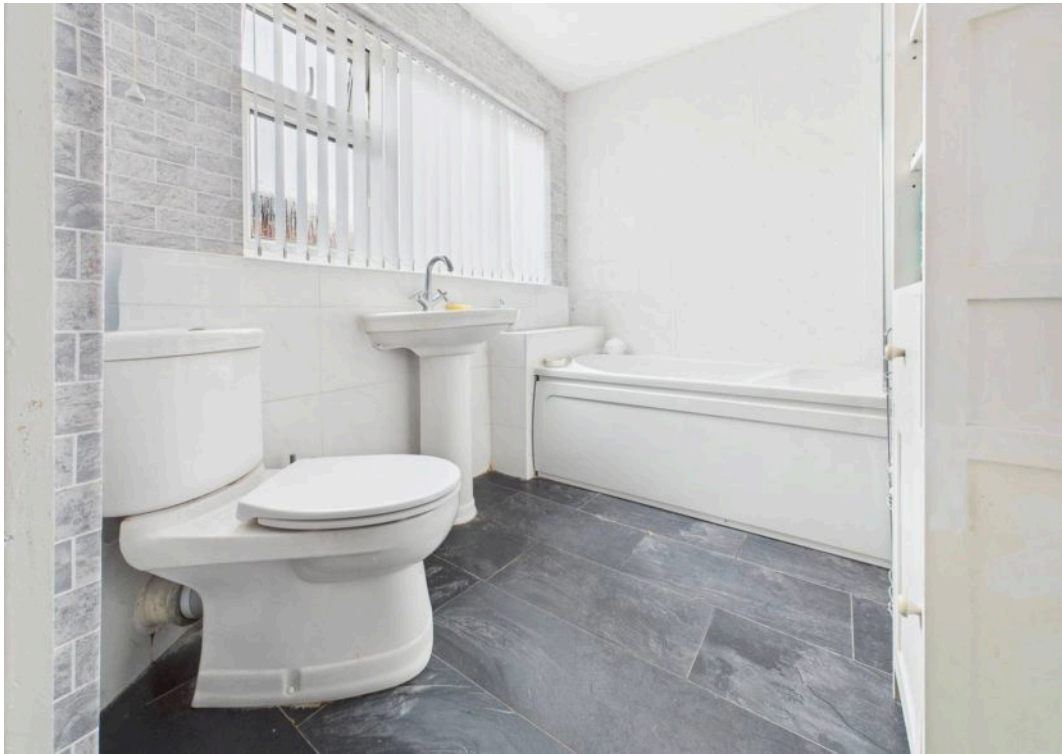
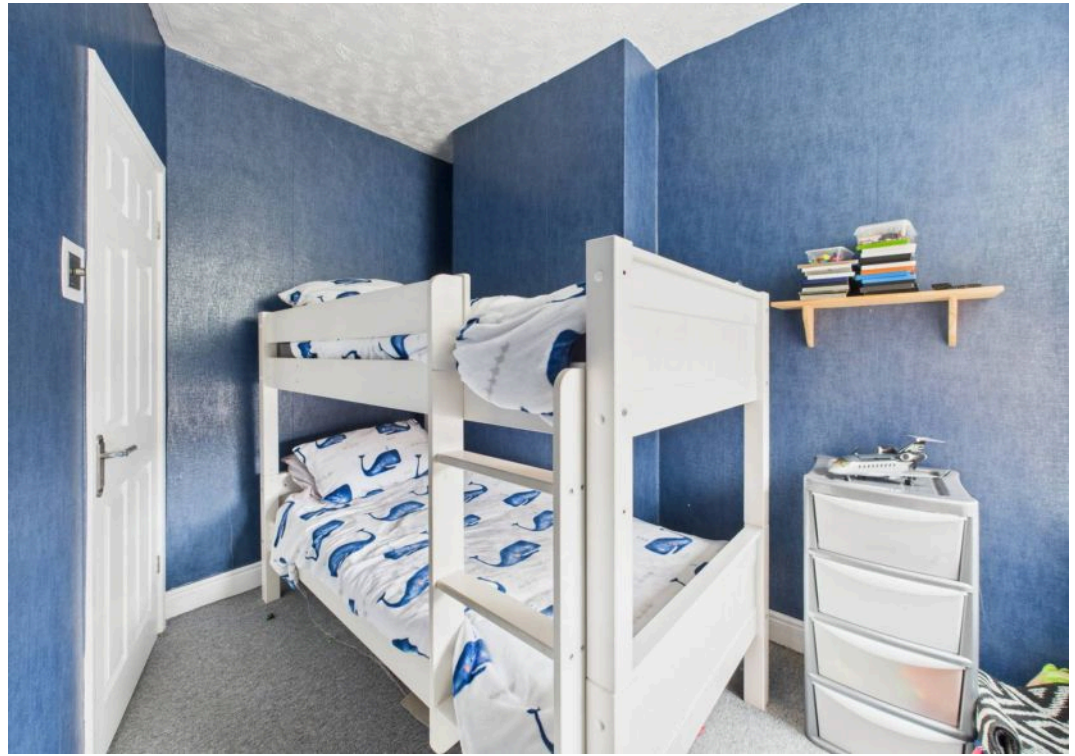
- Three-storey terraced house
- Ideal for first-time buyers, investors or those seeking convenient access to Nottingham City Centre
- Welcoming lounge with a feature gas fire
- Second versatile reception room (dining/second sitting room)
- Modern kitchen with high-gloss grey units and stone-effect worktops
- Basement offers extra storage or utility potential
- Three bedrooms (including a private top-floor bedroom)
- First floor family bathroom with a modern three-piece white suite
- Low-maintenance courtyard garden to the rear
- A short walk from shops and amenities plus transport connections to the City

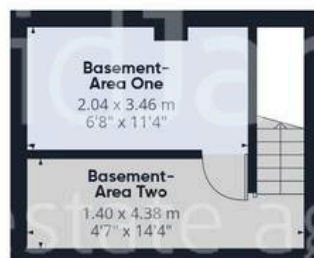












Floor -1



Floor 0



Floor 1



Floor 2

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

93.5 m<sup>2</sup>

1006 ft<sup>2</sup>

Reduced headroom

1.6 m<sup>2</sup>

17 ft<sup>2</sup>

(1) Excluding balconies and terraces

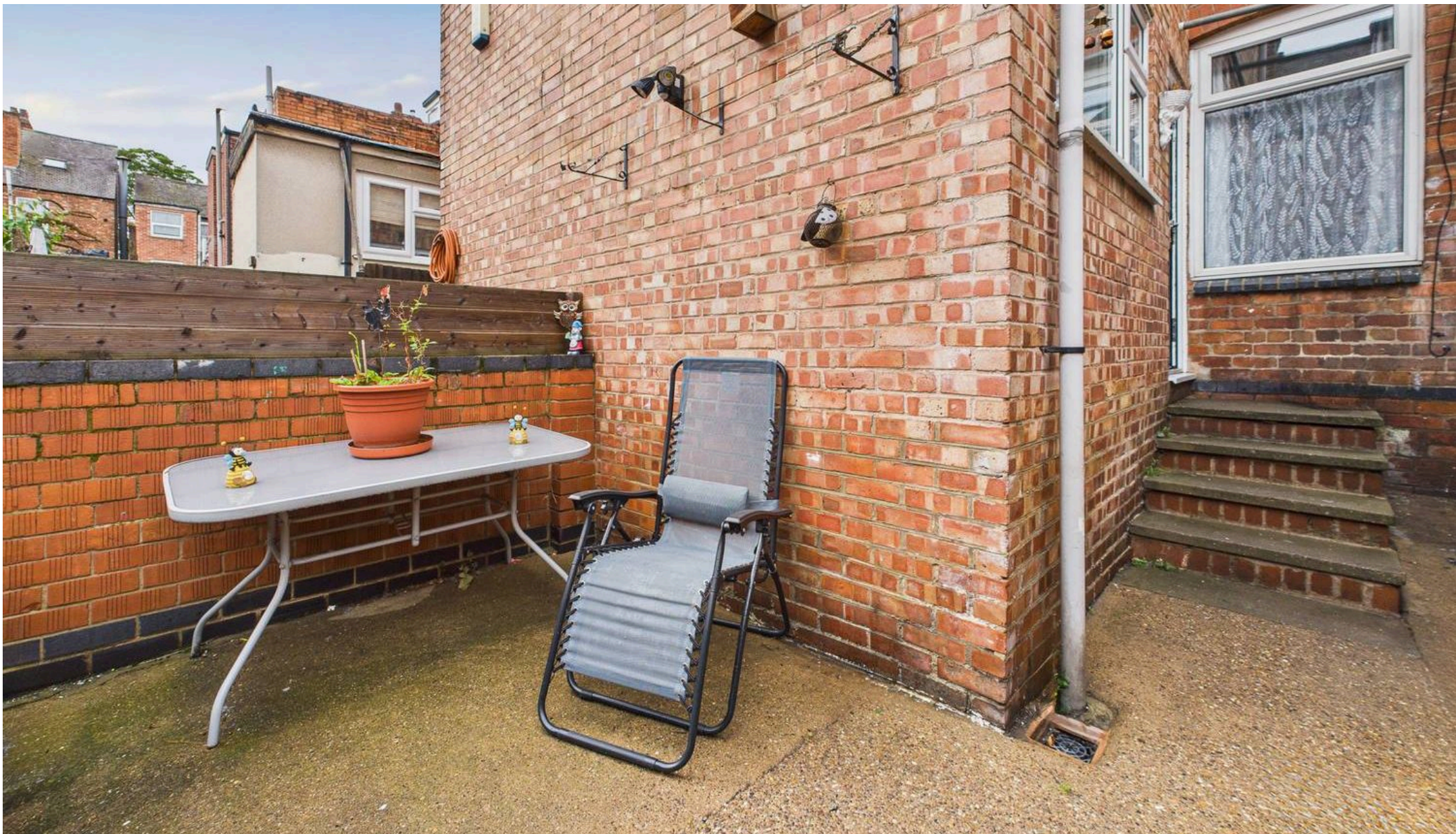
Reduced headroom

Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





## 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.