



29 Marshall Road, Nottingham – NG3 6HS

Guide Price **£325,000**

DavidJames
the estate agent



29 Marshall Road

Nottingham, Nottingham

Characterful & thoughtfully modernised Victorian detached home offering 2 double beds, stunning dining kitchen, cosy lounge & a versatile outbuilding with shower plus multi-vehicle parking!

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: F

- Beautiful Victorian detached home blending period charm with stylish modern upgrades
- Sought-after location close to Mapperley's amenities and Nottingham City Centre
- Cosy lounge with a bay window, exposed wooden floorboards and feature multi-fuel stove
- Stunning dining kitchen with timber worktops and a range cooker
- Seamless flow into a contemporary sunroom with a glazed roof and exposed timber beams
- Two generous double bedrooms with high ceilings and exposed floorboards
- Spacious family bathroom combining contemporary fittings with original character
- Impressive outbuilding with an adjoining modern shower
- Block-paved driveway, carport and a large detached garage offering multiple off-street parking options
- Established and private rear garden with multiple seating areas







Floor -1 Building 1



Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Floor 0 Building 3



Approximate total area⁽¹⁾

136.5 m²

1469 ft²

(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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David James Estate Agents

David James Estate Agents, 45B Plains Road – NG3 5JU

0115 962 4213 • mapperley@david-james.com • www.david-james.com

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