



**19 Young Crescent, Sutton-In-Ashfield – NG17 5GF**

Guide Price £160,000

**DavidJames**  
the estate agent



## 19 Young Crescent

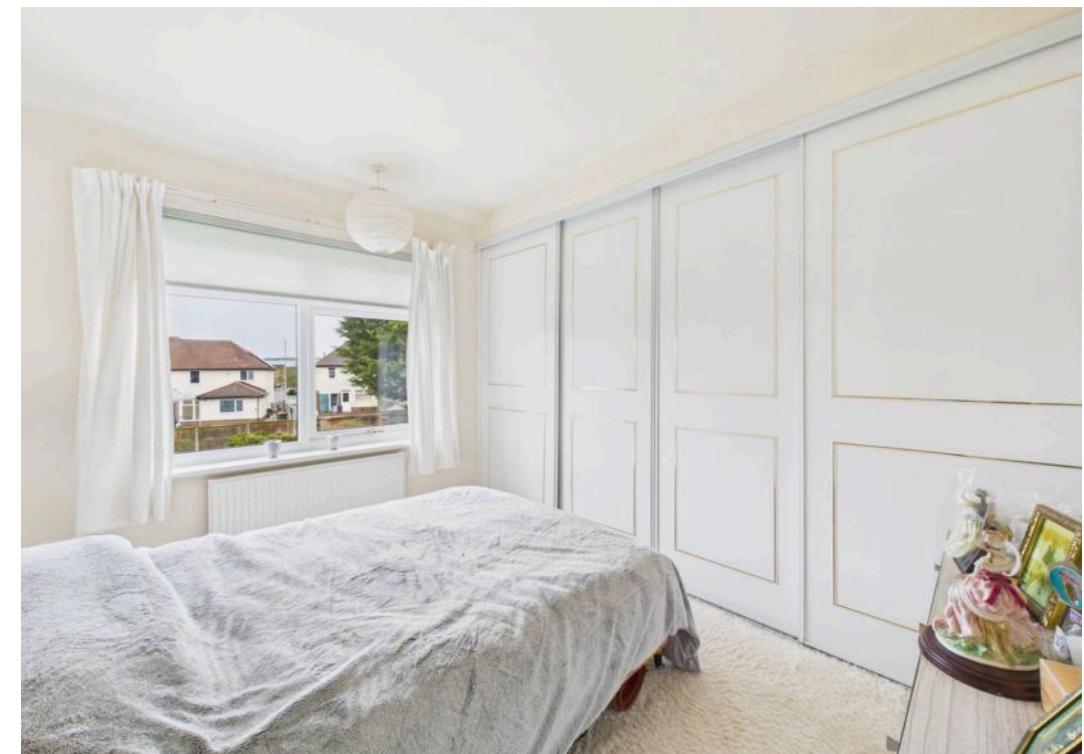
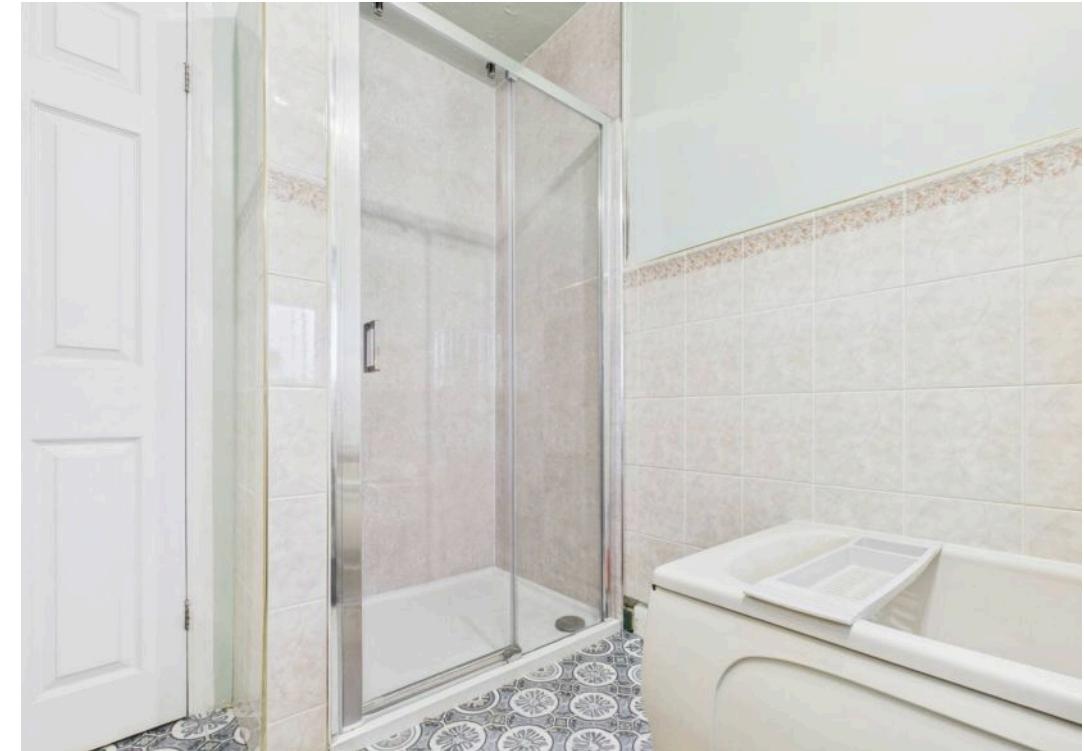
Sutton-In-Ashfield, Sutton-In-Ashfield

3 bed semi-detached family home offered with no chain! Ideally positioned for access to Sutton-in-Ashfield's excellent amenities, schools and transport links with parking for multiple vehicles! Council Tax band: A

Tenure: Freehold

- Semi-detached family home
- Offered to the market with no upward chain
- Within easy reach of Sutton-in-Ashfield's excellent nearby amenities, supermarkets and variety of schools
- Close to frequent bus and train links to Nottingham City Centre and the surrounding areas
- Bright lounge with a feature gas fire and patio doors to the garden
- Dining kitchen with a range of fitted units and space for freestanding appliances
- Ground floor four-piece bathroom (including both a bath and separate shower enclosure)
- Three first floor bedrooms
- Generous and established south-facing rear garden with lawn, mature planting and patio space
- Gated driveway, carport and further hardstanding provide off-street parking for multiple vehicles







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

73 m<sup>2</sup>  
786 ft<sup>2</sup>

Reduced headroom

0.5 m<sup>2</sup>  
6 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.





## David James Estate Agents

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