



9 Rock Court, Nottingham - NG6 0LH

Guide Price £220,000



9 Rock Court

Nottingham, Nottingham

Well-positioned 3 bed semi-detached home in a cul-de-sac - close to local amenities, the Ring Road and bus/tram links! Lounge, dining kitchen, low-maintenance gardens and off-street parking.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

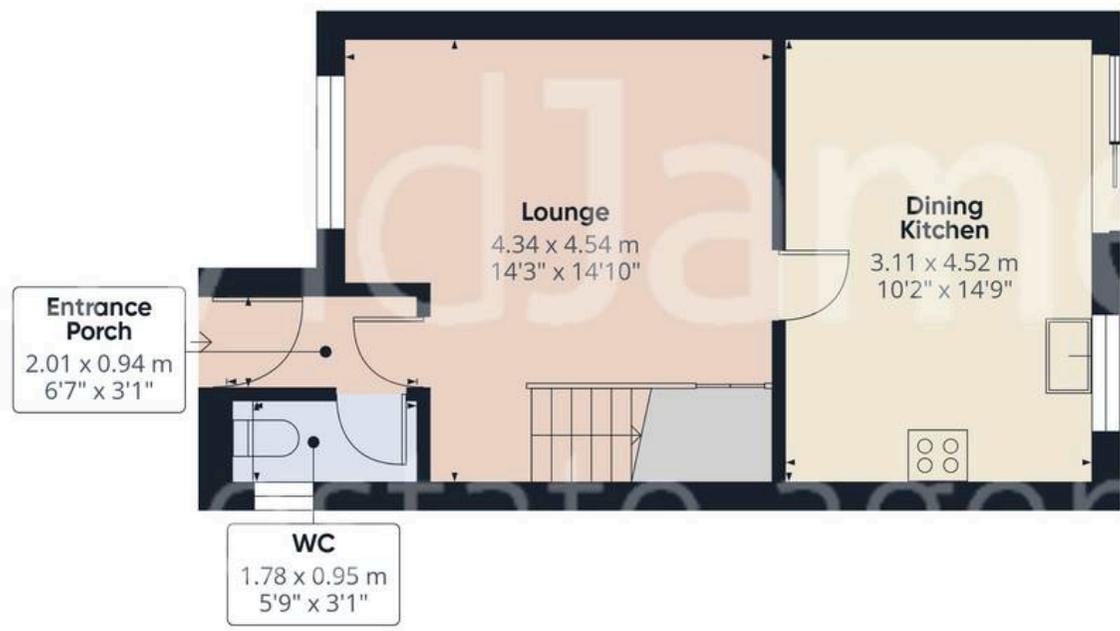
EPC Environmental Impact Rating: C

- Semi-detached home tucked away in a quiet cul-de-sac
- Ideal purchase for first-time buyers or growing families
- Close to a wide range of local amenities, the Ring Road and frequent bus/tram services to the city
- Neutrally decorated lounge with a feature fire
- Open plan dining kitchen with integrated appliances and sliding patio doors
- Three first floor bedrooms
- Bathroom fitted with a modern three-piece suite and rainfall over-bath shower
- Recently installed boiler with Hive smart controls
- Low-maintenance rear and side gardens with patio seating space and a timber shed
- Off-street parking to front for two vehicles









Floor 0

Approximate total area⁽¹⁾
67.6 m²
727 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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