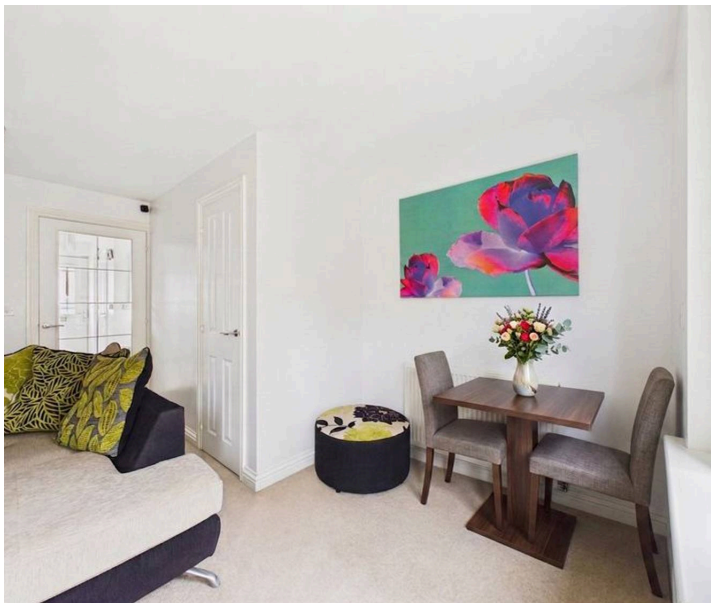




96b Bakewell Drive, Nottingham - NG5 9AF

Guide Price £200,000 - £210,000





96b Bakewell Drive

Nottingham

GUIDE PRICE £200,000 - £210,000 Modern end-townhouse with spacious gardens featuring bright lounge/dining room, fitted kitchen, three bedrooms alongside an en-suite, bathroom, driveway and garage.

Council Tax band: A

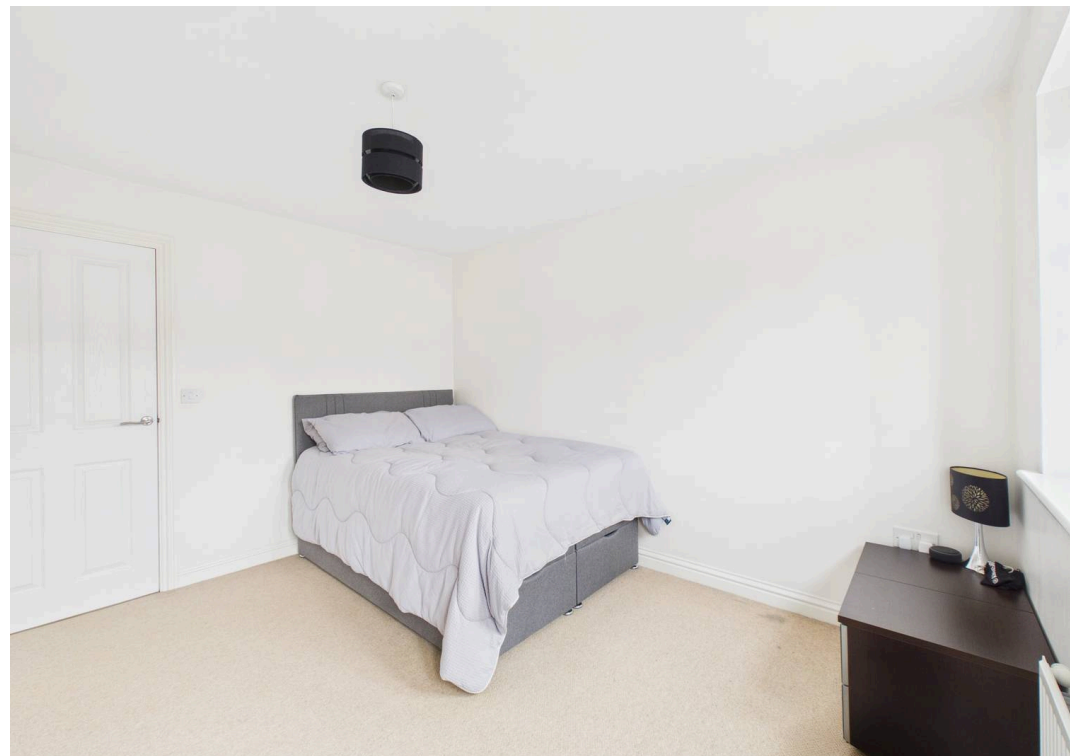
Tenure: Freehold

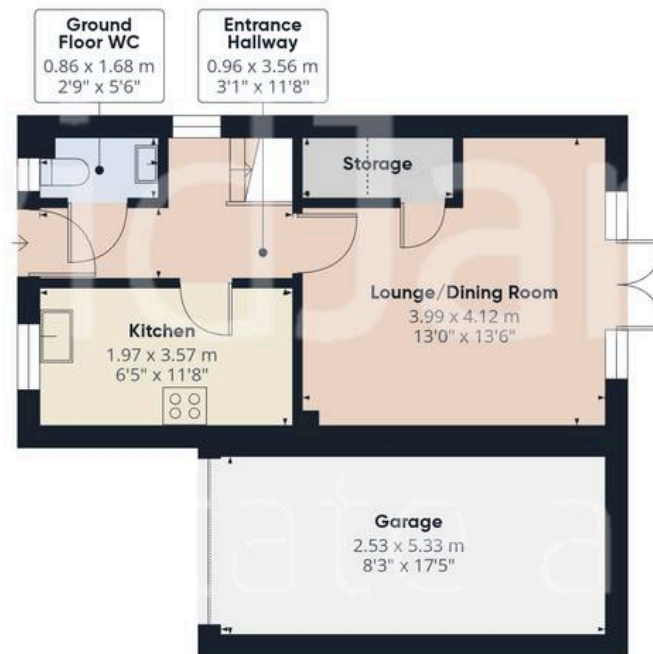
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Well-presented modern end-townhouse
- Great location with local amenities and bus links nearby
- Perfect for first-time buyers, professionals or downsizers
- Welcoming entrance hallway with convenient ground floor WC
- Stylish front-facing kitchen with integrated cooking appliances
- Light-filled lounge/dining room with feature French doors
- Two well-proportioned bedrooms (main bedroom with en-suite shower room)
- Gas central heating powered by a combination boiler
- Spacious southerly rear and side garden with paved patio and lawn
- Driveway and garage providing off-street parking with EV Charger







Floor 0



Floor 1



Approximate total area⁽¹⁾

70 m²

753 ft²

Reduced headroom

0.7 m²

8 ft²

(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



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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.