



49 Glendon Drive, Nottingham - NG5 1FN
£240,000

DavidJames
the estate agent



49 Glendon Drive

Nottingham

GUIDE PRICE £240,000 - £250,00 NO UPWARD CHAIN! Extended three-bed semi-detached within easy reach of Sherwood's amenities and with huge potential! Modern kitchen, two reception rooms, southerly-facing garden, shared driveway and garage. Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Extended semi-detached home available with NO UPWARD CHAIN!
- Location close to amenities, schools, bus links and City Hospital
- Ideal purchase for first-time buyers, growing families or investors
- Bright and spacious lounge with feature fireplace
- Separate dining room with feature French doors to the garden
- Modern kitchen with fitted units and integrated cooker hood
- Three first floor bedrooms (main bedroom with fitted wardrobes)
- Modern three-piece bathroom suite with mains shower over the bath
- Southerly-facing rear garden with paved patio
- Shared driveway and detached garage providing off-street parking







Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Approximate total area⁽¹⁾

84.7 m²

911 ft²

Reduced headroom

0.5 m²

6 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.

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