



93 Roseleigh Avenue, Nottingham – NG3 6FJ

Guide Price £370,000

DavidJames
the estate agent



93 Roseleigh Avenue

Nottingham

Beautifully-presented and extended 3 bed semi-detached home within easy reach of Mapperley's excellent amenities! Contemporary open-plan living/kitchen with bi-folds, southerly-garden and parking!

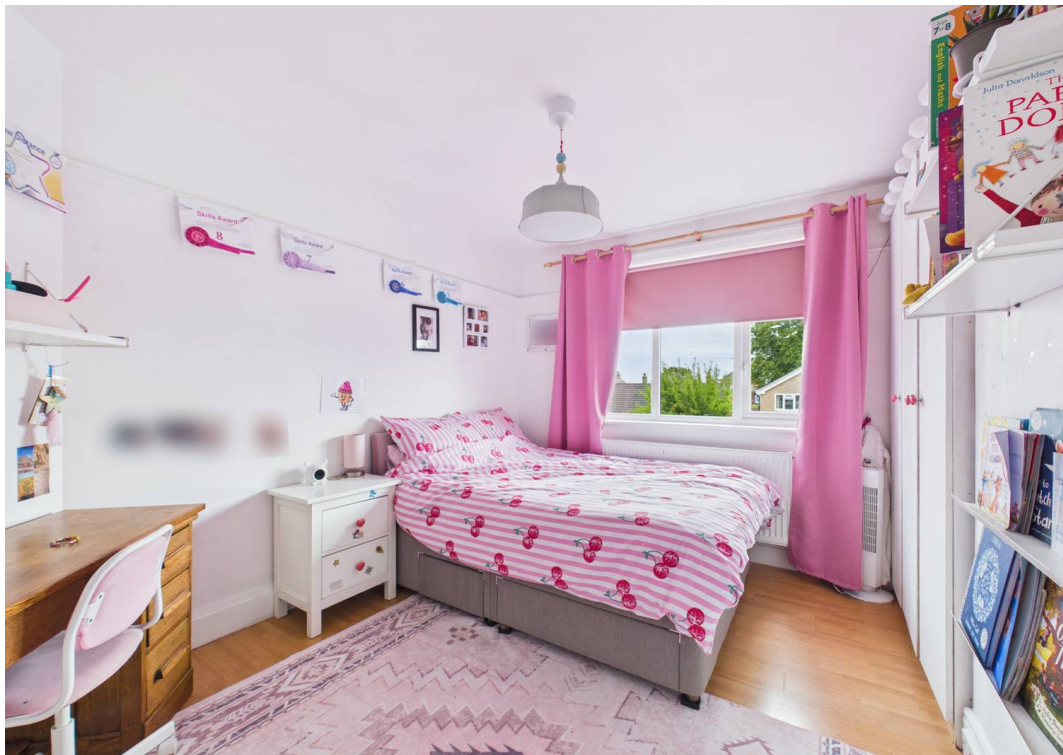
Council Tax band: B

Tenure: Freehold

- Beautifully-presented and extended semi-detached family home
- No-through-road location close to Mapperley's excellent amenities, popular nearby schools and transport links
- Bright and spacious lounge with a feature bay window
- Stunning open-plan contemporary living/dining/kitchen with bi-fold doors and skylight windows
- Modern fitted kitchen with a feature breakfast bar island and a range of integrated appliances
- Convenient utility/laundry room and a downstairs WC
- Three first floor bedrooms (main bedroom with a large bank of fitted wardrobes)
- Three-piece family bathroom with a rainfall over-bath shower
- Fantastic southerly-facing lawned garden with established planting, lawn and an elevated patio seating area
- Driveway to the front for convenient off-street parking







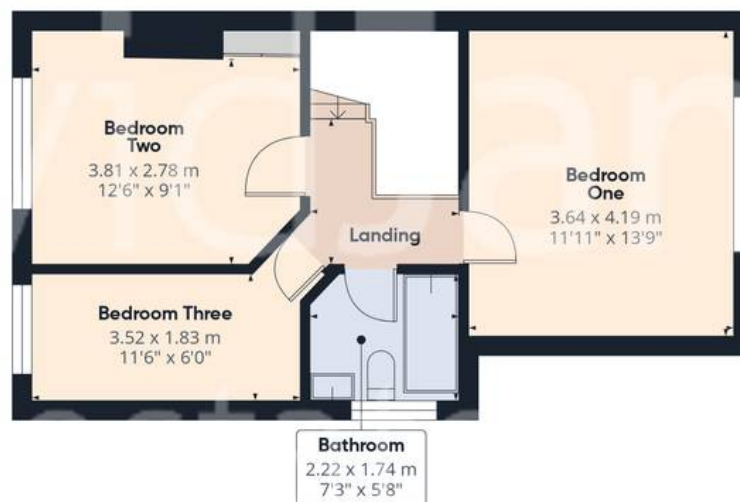


Floor 0

Approximate total area⁽¹⁾

112.6 m²

1212 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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