



3



1



2



B

**DavidJames**  
the estate agent

**Wisteria Road, Burton Joyce, Nottingham, NG14 5JA**

**£1,200 Per Calendar Month**

# About This Property

A modern town house on the Persimmon Homes 'Rivendell' development. The accommodation is set out over three floors and is immaculately presented throughout. The ground floor has a well-proportioned lounge, inner hallway, cloakroom/Wc and a kitchen/diner with Quartz marble worktops, integrated appliances and French doors that open up into the rear garden. The first floor has two double bedrooms and a bathroom/Wc with white suite and shower over the bath. The second floor hosts Bedroom One which has fitted storage and a fully-tiled ensuite shower room with walk-in enclosure and a rain-forest style shower fitting. Outside, the property benefits from off-road parking for two cars to the front of the property and a private, low maintenance rear garden. There are ample transport links and amenities close by, including Victoria Retail Park, a Nature Reserve and good schools.

## TENANCY DETAILS

Available From: 28th July 2026

Furnishing: Unfurnished

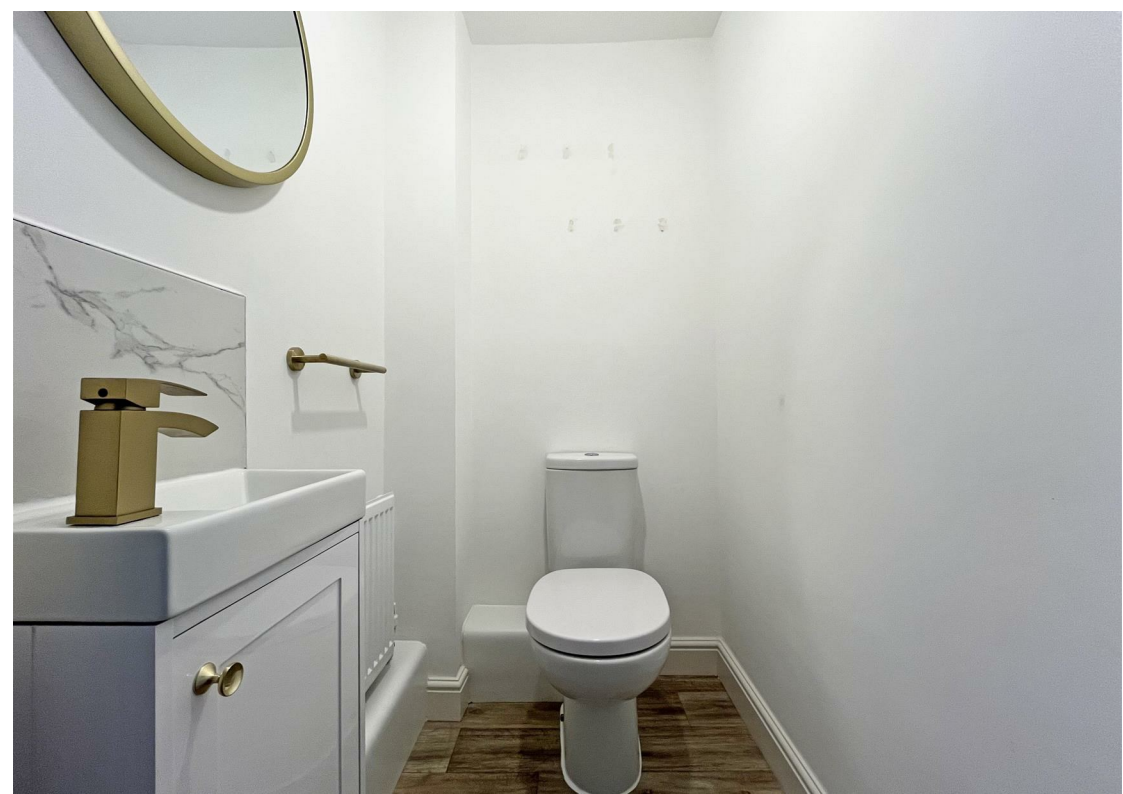
EPC Rating: B

Council Band: C

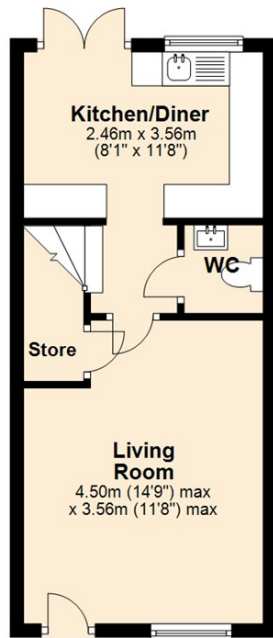


- Modern three-storey townhouse
- Three bedrooms
- Well-proportioned living room
- Modern kitchen diner with Quartz marble worktops and integrated appliances
- Two bath/shower rooms & ground floor Wc
- UPVC double glazing
- Combination gas central heating
- Low maintenance rear garden
- 2x off-street parking spaces
- Ample transport links & amenities close by, including Victoria Retail Park

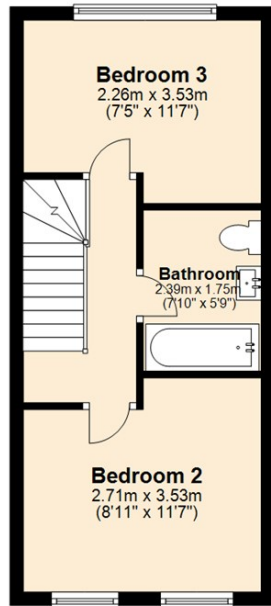




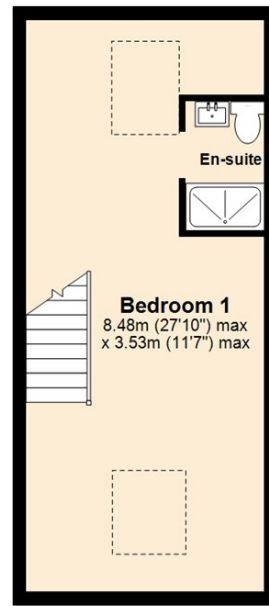
**Ground Floor**  
Approx. 30.2 sq. metres (324.5 sq. feet)



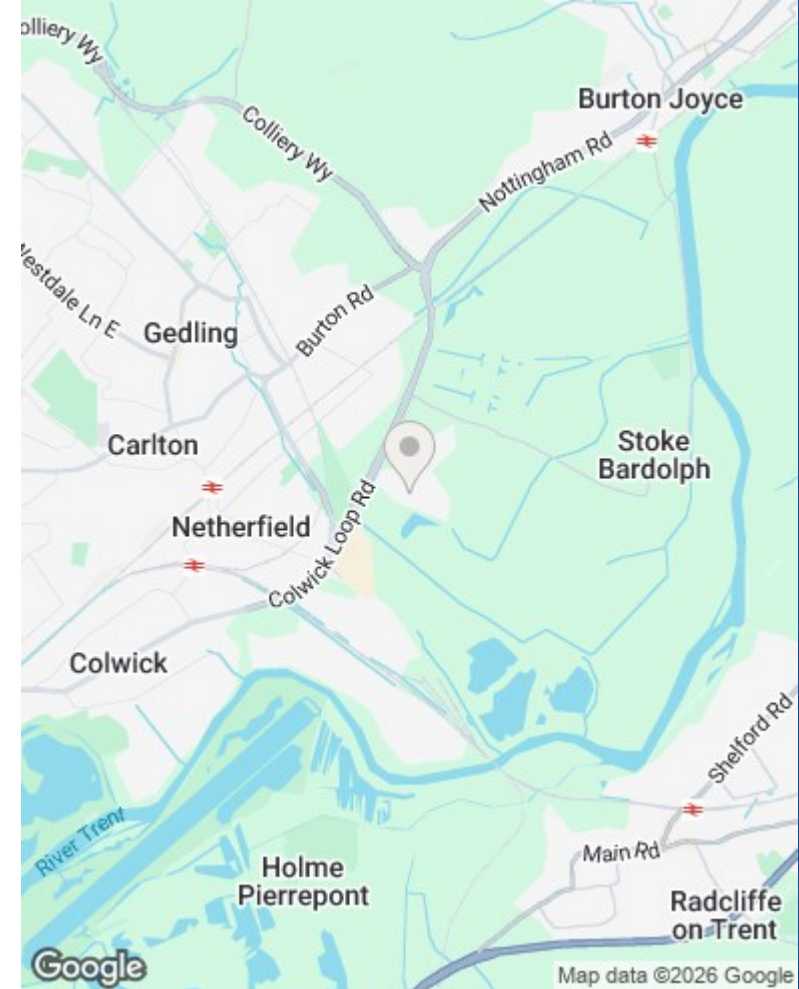
**First Floor**  
Approx. 30.1 sq. metres (324.4 sq. feet)



**Second Floor**  
Approx. 29.7 sq. metres (319.3 sq. feet)



Total area: approx. 90.0 sq. metres (968.2 sq. feet)



**Council Tax Band: C**  
**Gedling Borough Council**

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**The Property Ombudsman**