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DavidJames
the estate agent

Eccles Way, Nottingham, NG3 3DG

£1,350 Per Calendar Month

About This Property

This three bedroom, three storey townhouse is beautifully presented throughout with modern and thoughtfully designed décor, offering stylish and versatile accommodation ideal for contemporary living. The property is entered on the ground floor into a spacious and flexible dining room which could also be utilised as a family room, creating a welcoming and practical space. This leads through to a modern fitted kitchen complete with integrated oven, hob, dishwasher and washing machine, providing a sleek and functional area. On the first floor, the property boasts a bright and spacious living room featuring a fireplace, creating a comfortable and relaxing environment, along with bedroom one which benefits from its own ensuite shower room fitted with a walk-in two way rainfall shower. The second floor comprises bedroom two which also enjoys the convenience of an ensuite shower room, a further third bedroom, and a modern family bathroom fitted with a three piece suite. Externally, the property offers a low maintenance rear garden with a small lawned area, ideal for enjoying outdoor space, while to the front there is a driveway providing off-road parking for two vehicles. Combining stylish presentation with flexible living space across three floors, this is an impressive home in a desirable location.

TENANCY DETAILS

Available From: NOW

Tenancy Term: Minimum 12 Months

Furnishing: Unfurnished

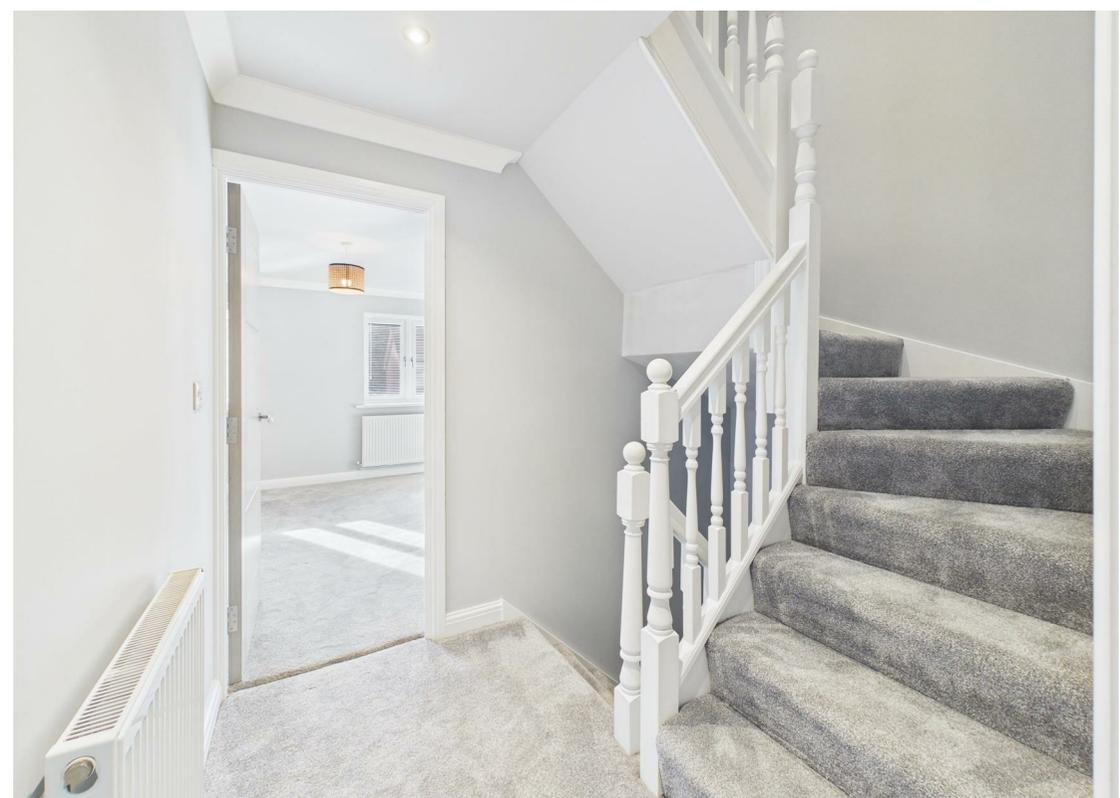
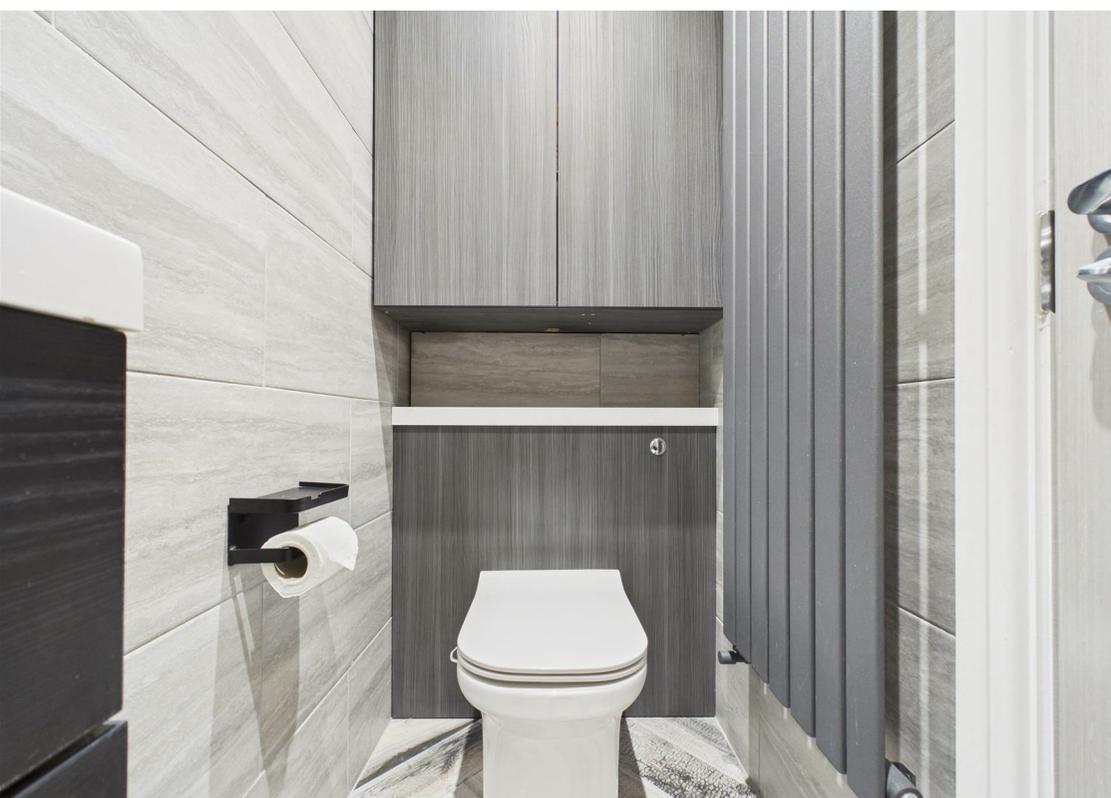
EPC Rating: C

Council Band: B

Pets: Not permitted

- Three storey townhouse
- Modern and well thought out décor throughout
- Spacious and versatile ground floor dining/family room
- Contemporary kitchen with integrated oven, hob, dishwasher and washing machine
- Bright first floor living room with fireplace
- Bedroom one with ensuite and walk-in two way rainfall shower
- Bedroom two with ensuite shower room
- Third bedroom and family bathroom with three piece suite
- Full double glazing and gas central heating
- Low maintenance rear garden with lawn area







Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾
101.4 m²
1090 ft²

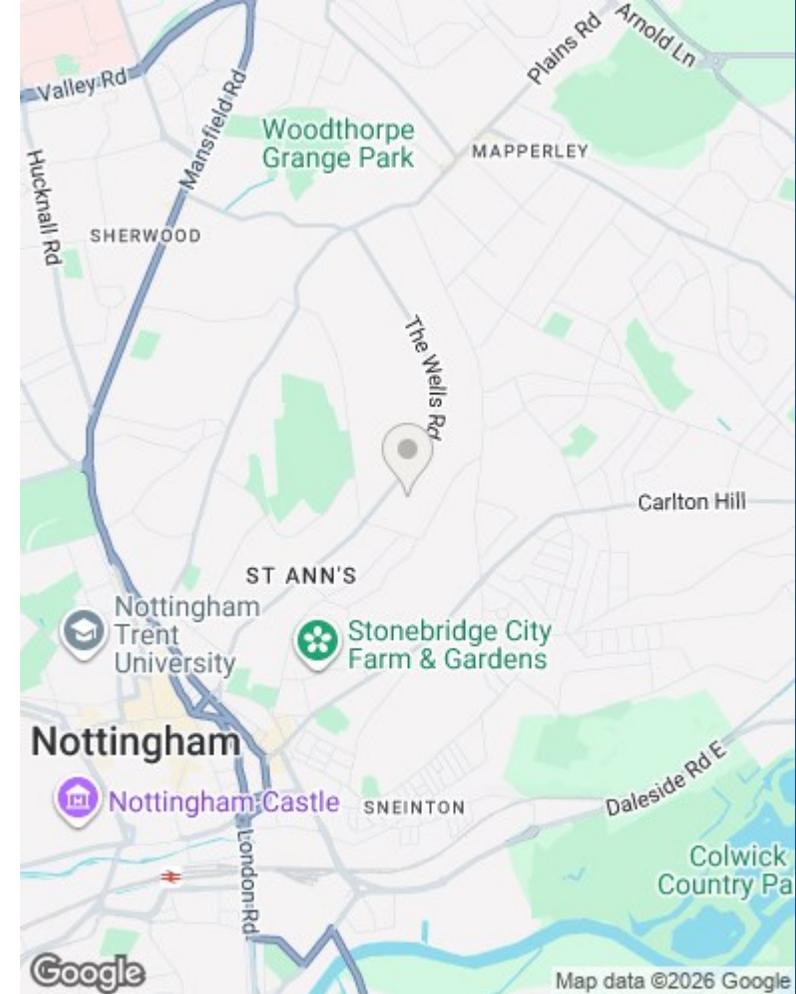
Reduced headroom
0.9 m²
10 ft²

(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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Council Tax Band: B
Nottingham City Council

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