



DavidJames
the estate agent

Chesterfield Avenue, Gedling, Nottingham, NG4 4GD

Guide Price £240,000

About This Property



GUIDE PRICE £240,000 - £250,000. Introducing this split-level detached house in the heart of Gedling. As you step inside, you're greeted by an inviting entrance hall adorned with Oak finish flooring, setting the tone for the quality and style that awaits throughout. The lower ground floor boasts three generously-sized bedrooms, each equipped with fitted wardrobes for ample storage, with bedroom two offering French doors leading to a rear decking area. To the ground floor, the lounge is a cozy retreat, complete with a fireplace and more Oak finish flooring, connected to the dining kitchen via double doors. The dining kitchen, featuring Karndean timber finish flooring, boasts granite work surfaces and an integrated oven, hob, and extractor. The lower ground floor bathroom/WC features a separate walk-in shower cubicle with a mains shower and even a built-in television in the bath area for ultimate relaxation. There is also combination gas central heating and UPVC double glazing. Outside, a block-paved driveway offers off-road parking, while the enclosed garden is complete with raised decking, patio, and lawn areas. Additionally, a unique home office accessible via the rear garden offers versatile usage options.

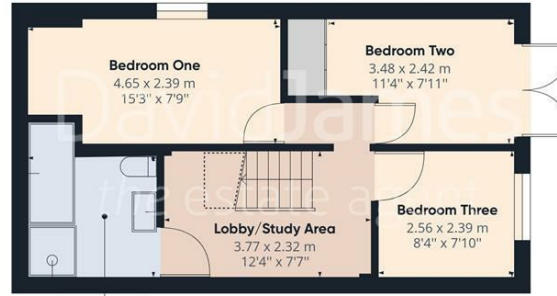
- Split level detached house
- Home office with central heating accessed via the rear garden provides versatile usage options
- Three lower ground floor bedrooms, all with fitted wardrobes, bedroom two with French doors to rear decking
- Entrance hall with Oak finish flooring, lower ground floor lobby/study area
- Lounge with fireplace, Oak finish flooring and double doors to the dining kitchen
- Dining kitchen with Karndean timber finish flooring, granite work surfaces and integrated oven, hob and extractor
- Lower ground floor bathroom/WC with separate walk in shower cubicle with mains shower and built in television to bath area
- Combination gas central heating and UPVC double glazing
- Block paved driveway provides off road parking
- Enclosed garden with raised decking, patio and lawn areas







Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾
101.54 m²
1093.02 ft²

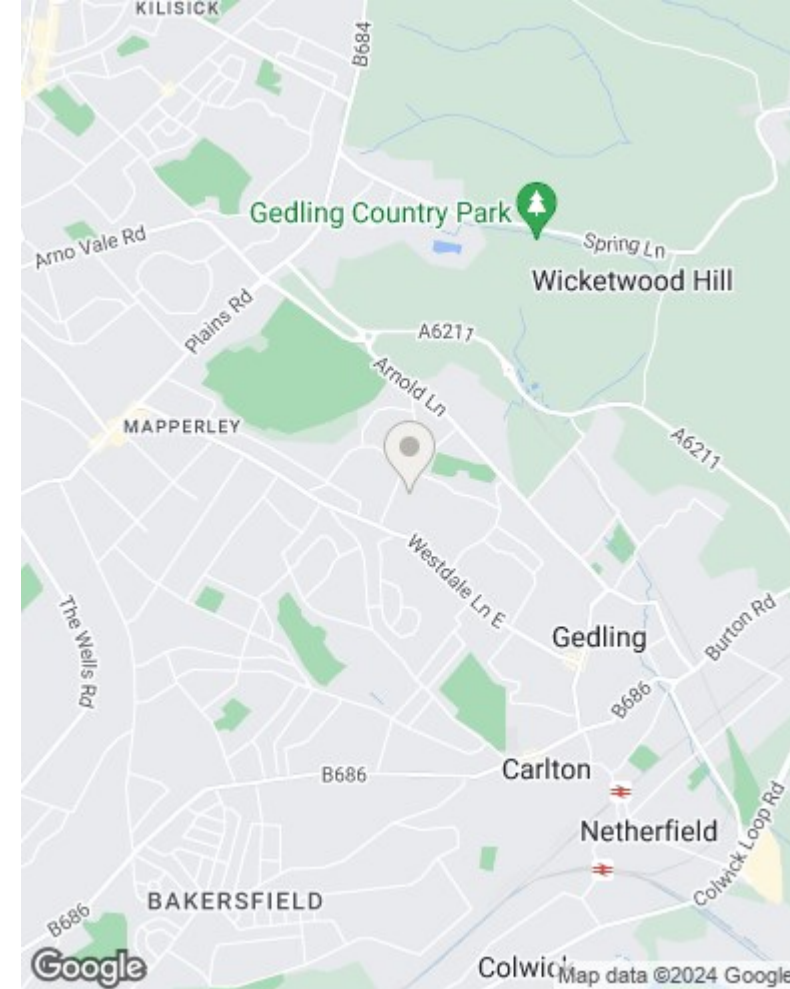
Reduced headroom
1.68 m²
18.10 ft²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Council Tax Band: C
Gedling Borough Council
Freehold

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