



lighthouse
estate agents



40 Glebe Street, Nottingham, NG17 9HP

Offers In The Region Of £167,500

Lighthouse Estate Agents are pleased to offer this two bedroom, one bathroom semi-detached bungalow on a popular location. The property comprises of a welcoming reception lounge, a spacious fitted kitchen, dining room, two good sized bedrooms and a bathroom. To the rear of the property is an enclosed rear garden offering garden side access. To the front of the property is a driveway offering ample off road parking and garage.

Glebe Street is ideally located to many local amenities and excellent transport links. No Upward Chain.

Kitchen 12'3" x 8'8" (3.75 x 2.66)



Bedroom One 22'6" x 11'1" (6.87 x 3.39)



Bedroom Two 10'11" x 11'2" (3.34 x 3.41)



Reception Lounge 16'5" x 11'3" (5.01 x 3.43)



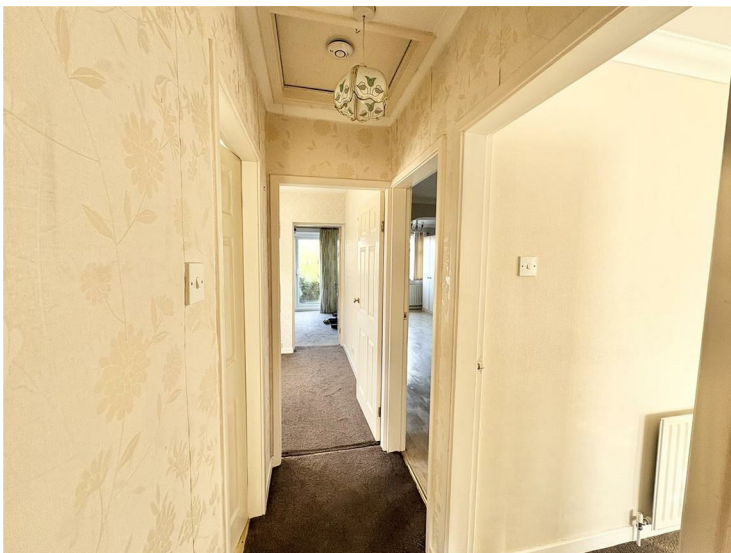
Dining Room 7'10" x 8'9" (2.39 x 2.69)



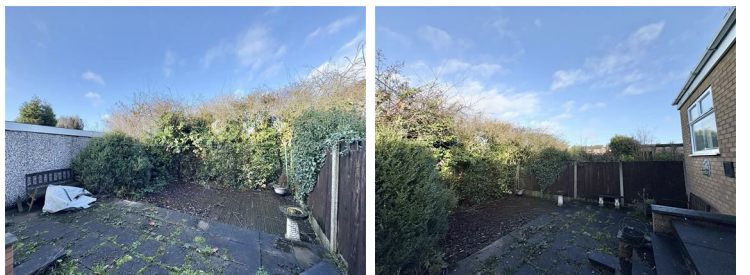
Bathroom 6'4" x 5'11" (1.94 x 1.81)



Inner Hallway 6'4" x 2'8" (1.94 x 0.83)



Enclosed Rear Garden



Driveway & Garage



Agents Disclaimer

Agents Disclaimer: Lighthouse Estate Agents & Lettings, their clients and employees 1: Are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Lighthouse Estate Agents & Lettings have not tested any services, equipment or facilities. Purchasers must make further investigations and inspections before entering into any agreement.

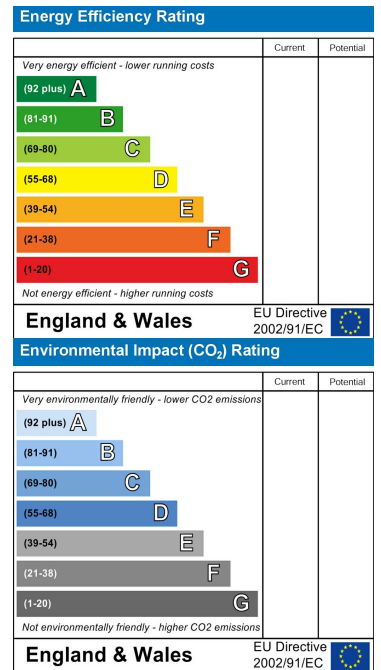
Purchaser information -The Money Laundering, Terrorist Financing and Transfer of Funds(Information on the Payer) Regulations 2017(MLR 2017) came into force on 26 June 2017. Lighthouse Estate Agents & Lettings require any successful purchasers proceeding with a property to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill or bank statement. We are also required to obtain proof of funds and provide evidence of where the funds originated from. This evidence will be required prior to Lighthouse Estate Agents & Lettings removing a property from the market and instructing solicitors for your purchase.

Floor Plan

Area Map



Energy Efficiency Graph



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