



6 Woodleigh

Keyworth | NG12 5NF | £130,000

ROYSTON
& LUND

- One Bedroom Bungalow
- Close By To Numerous Amenities
- Fitted Kitchen
- Fitted Wardrobes
- Freehold - Council Tax Band - B
- Over 55's
- Communal Garden
- Excellent Transport Links
- EPC Rating - TBC





Royston and Lund are delighted to bring to the market this one bedroom bungalow situated in the Woodleigh over 55's retirement complex located in Keyworth. Keyworth has numerous amenities on offer such as local shops, pubs and delis, as well as having excellent transport links to the surrounding villages and West Bridgford and City Centre whilst being a stones throw from the village health centre. Offered to the market with no onward chain.



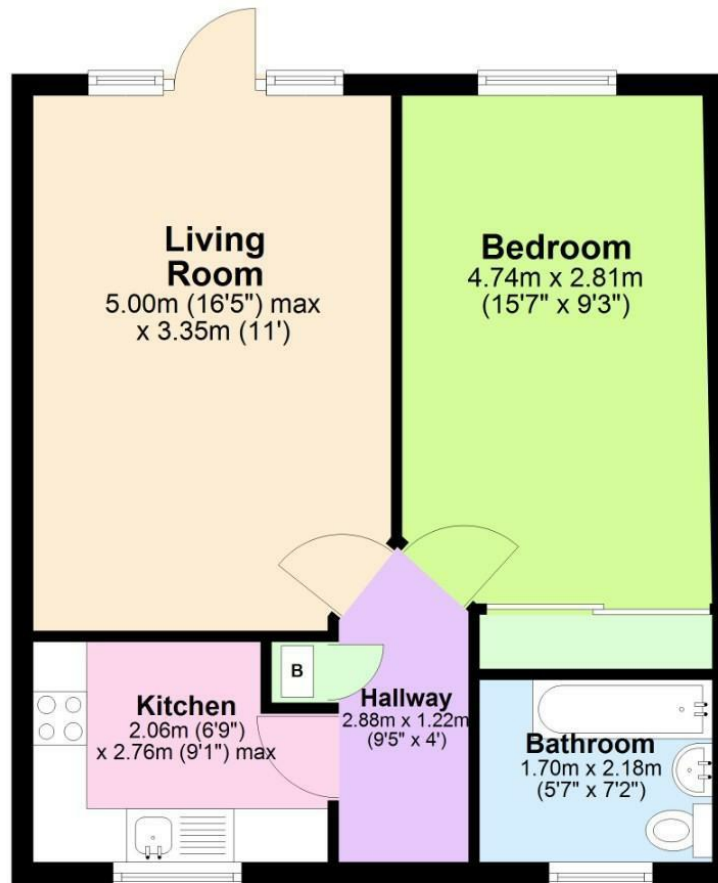
Interior accomodation comprises of a hallway upon entry which leads into the main reception room, kitchen, bathroom and double bedroom. The living room is a generous size with rear door granting access to the garden, pieced together with a electric fireplace. The fitted kitchen has integrated appliances such as an oven, induction hob and extractor fan, with more room to fit further freestanding appliances. The bedroom is an ample size double and benefits from built in mirrored sliding wardrobes. The bathroom is a three piece suite comprising of a bath with mixer shower overhead along with a wash basin and WC.

Facing the property there is off street parking and stairless access to the front of the property. To the rear there is a patio area and small communal garden.

Service Charge - £1500.00 Crica P/A

Ground Floor

Approx. 45.2 sq. metres (486.9 sq. feet)



Total area: approx. 45.2 sq. metres (486.9 sq. feet)

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

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