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&

7 Barnett Court

Keyworth | NG12 5GX | Offers Over £200,000

ROYSTON
& LUND

- End Terrace
- Two Bedroom
- Generous Garden
- Driveway
- Cul-De-Sac Location
- South Facing Rear Garden
- Conservatory
- Close to Local Amenities
- EPC Rating: E
- Council Tax Band: B





Royston & Lund are delighted to market this two bedroom end terrace property located on a quiet cul-de-sac just off Nottingham Road in the highly sought after village of Keyworth.

Presented in very good order throughout the accommodation comprises an entrance hallway with stairs leading up to the first floor, kitchen, lounge/diner and conservatory on the ground floor with two bedrooms, the master of which benefits from a fitted wardrobe and a bathroom on the first floor.

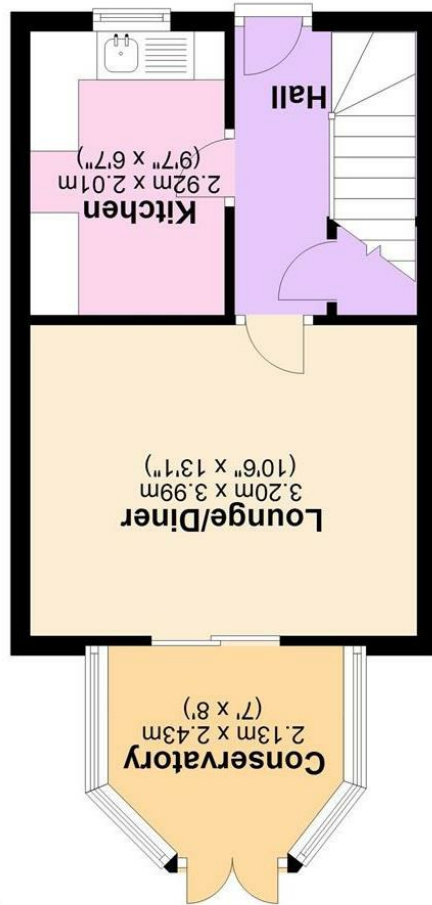
To the front of the property a driveway provides off-street parking for multiple cars with steps leading up to the front door. To the rear of the property is a lovely enclosed garden mainly laid to lawn with a selection of shrubs, bushes and trees plus a shed.

Please contact Royston & Lund Sales on 0115 9811 888 opt. 2 to arrange your viewing.

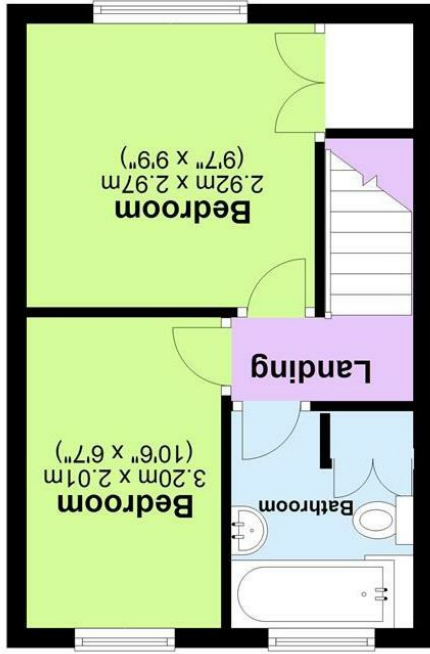


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as 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.

Total area: approx. 54.5 sq. metres (586.7 sq. feet)



Ground Floor
Approx. 29.8 sq. metres (320.3 sq. feet)



First Floor
Approx. 24.8 sq. metres (266.5 sq. feet)

Environmental Impact (CO ₂) Rating	
Very environmentally friendly - lower CO ₂ emissions	Potential
(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	Current
EU Directive 2002/91/EC	

Energy Efficiency Rating	
Very energy efficient - lower running costs	Potential
(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	Current
EU Directive 2002/91/EC	

EPC

