



27 Clumber Road

West Bridgford | NG2 6DP | Guide Price £270,000

- **GUIDE PRICE £270,000
- Two Double Bedrooms
- - £290,000**
- Log Burner
- Galley Kitchen With Integrated Appliances
- Downstairs WC
- Walking Distance To Central Avenue
- Excellent Location
- Amazing Transport Links
- EPC Rating - D
- Freehold - Council Tax Band - B





**GUIDE
2 BED M
TIME BU
FOR BU
Located
there an
well as
Centre.
first tim

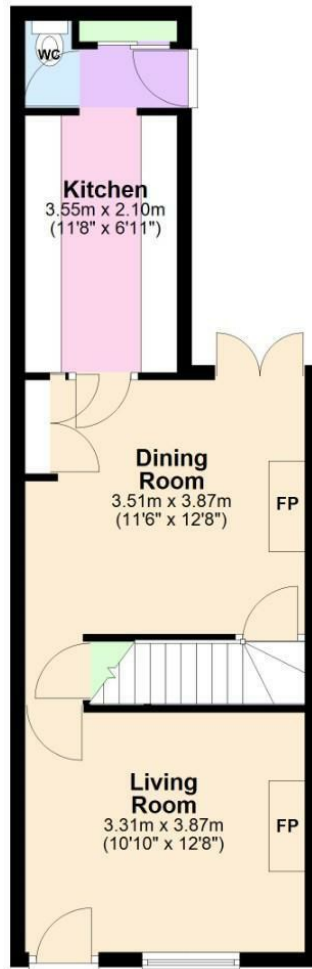
Ground
reception
which le
the rear
galley k
integrat
extract
applian
pantry s
and rear

To the f
double b
aspect a
garden.
piece su
overhea

Facing t
the rear
and is e

Ground Floor

Approx. 41.0 sq. metres (441.3 sq. feet)



First Floor

Approx. 38.3 sq. metres (411.8 sq. feet)



Total area: approx. 79.3 sq. metres (853.1 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 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.