



26 Kildonan Close, Nottingham, NG8 6NY

£850 PCM



COMING SOON! A two bedroom house suited for a couple or a small family.

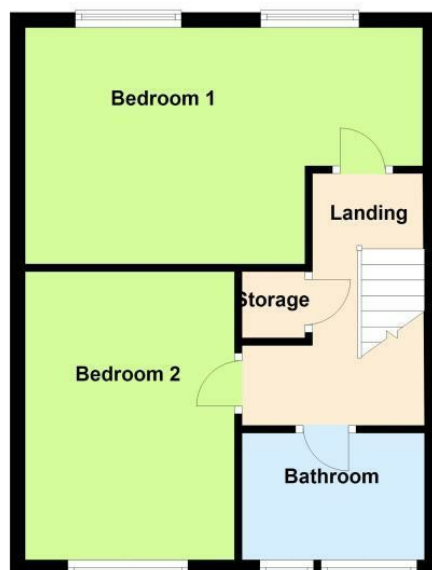
Bright and airy rooms, front and rear gardens, fitted kitchen and security alarm system.

Upon entering the property there is a vast entrance hall with access to the kitchen and the living area with a built in storage cupboard under the stairs and a concealed cloak room cupboard and access to the rear garden via the back door. A fully fitted white gloss kitchen with integrated oven and hob and chimney extractor. Upstairs you have access to Bedrooms 1 & 2 and the bathroom with a cupboard housing the newly fitted combi boiler. The bathroom is of a generous size and provides you with a bath, toilet and sink with an electric shower.

Just a 10 minute walk to the local Asda supermarket and a 6 minute walk to the local newsagents and bus stops for city routes offered by NCT 77/78. Djanogly Strelley Academy just 2 minutes walk from the property and the local social club a further minute walk away.



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	61	
(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		84
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	56	
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

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