

HoldenCopley

PREPARE TO BE MOVED

Bridlington Street, Radford, Nottinghamshire NG7 5BG

Guide Price £100,000 - £110,000

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CALLING ALL INVESTORS - HMO PROPERTY...

This three bedroom mid terraced house is situated in a convenient location with easy access to various local amenities and Nottingham City Centre, hosting a range of shops, bars, eateries and excellent transport links. This property boasts spacious accommodation spanning across three floors and would be a great purchase for an investor as it has a HMO license and is being sold to the market with no upward chain. To the ground floor is a reception room, a kitchen with access to the cellar and a W/C. The first floor carries two bedrooms serviced by a three piece bathroom suite and upstairs on the second floor is an additional bedroom. Outside to the rear is a low maintenance garden.

MUST BE VIEWED



- HMO Property
- Terraced House
- Three Bedrooms
- Good Sized Lounge
- Ground Floor W/C
- Spacious Kitchen
- Three Piece Bathroom
- Cellar
- No Upward Chain
- Close To City Centre

GROUND FLOOR

Living Room
11'4" x 11'1" (3.47 x 3.40)
The living room has a window to the front elevation, wood effect flooring, a radiator, a TV point, a feature fireplace with a decorative mantelpiece and provides access into the accommodation

Kitchen
12'3" x 11'1" (3.75 x 3.38)
The kitchen has a range of fitted base and wall units with rolled edge worktops, a stainless steel sink with taps and drainer, space for a cooker, space and plumbing for a washing machine, space for a fridge freezer, space for a dining table, tiled splash back, wood effect flooring, a radiator, access to the cellar and a window to the rear elevation

Hallway
The hallway has wood effect flooring, partially panelled walls, a radiator and access to the rear garden

W/C
3'8" x 4'11" (1.14 x 1.50)
This space has a low level flush WC, a floating wash basin, tiled splash back, partially panelled walls and a window to the rear elevation

BASEMENT LEVEL

Cellar

FIRST FLOOR

Landing
The landing has carpeted flooring, a radiator and provides access to the first floor accommodation

Bedroom Three
10'1" x 5'7" (3.08 x 1.72)
The third bedroom has a window to the rear elevation, a radiator and carpeted flooring

Bedroom Two
11'5" x 11'2" (3.48 x 3.42)
The second bedroom has a window to the front elevation, a radiator, an in-built cupboard and carpeted flooring

Bathroom
10'0" x 5'0" (3.07 x 1.54)
The bathroom has a low level flush WC, a pedestal wash basin, a panelled bath with a wall mounted shower, a shower screen, a radiator, partially tiled walls and a window to the rear elevation

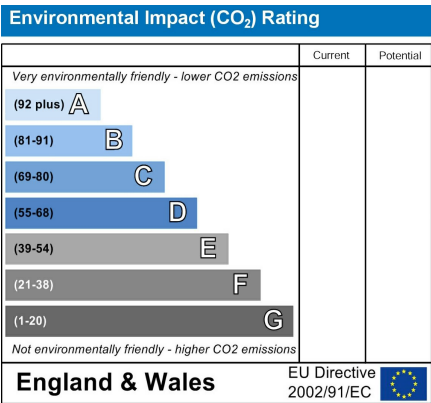
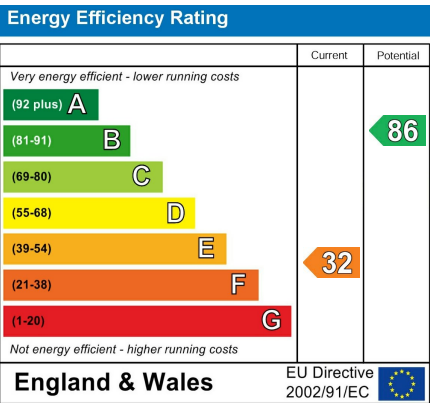
SECOND FLOOR

Master Bedroom
12'0" x 11'1" (3.68 x 3.38)
The main bedroom has a radiator, carpeted flooring, loft access, eaves storage and a skylight window

OUTSIDE
To the front of the property is a on street parking

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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. HoldenCopley 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 HoldenCopley removing a property from the market and instructing solicitors for your purchase.



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