Robert Ellis

look no further...

Highfield Court,
Beeston, Nottingham
NG9 1HN

£175,000 Leasehold

0115 922 0888

/robertellisestateagent

@robertellisea

An immaculately presented and spacious two double bedroom ground floor flat with a garage.

Situated in this popular and convenient residential location, readily accessible for a variety of local shops and amenities including Beeston town centre, Dovecote Lane park and transport links including the NET tram. This fantastic property is considered an ideal opportunity for a range of potential purchasers including first time buyers, young professionals and those looking to downsize.

In brief, the internal accommodation comprises: Entrance hallway, open plan lounge/diner, kitchen, two double bedrooms and a bathroom.

The property comes with a single garage and to the front of the property you will find a well maintained garden with a small patio area, a lawn beyond and a range of mature plants and shrubs.

Having been renovated throughout a few years ago, this great property is offered to the market in ready to move into condition and must be viewed in order to be appreciated.

Entrance Hallway
With a UPVC double glazed front door, laminate flooring, radiator, two useful storage cupboards and doors to the bathroom, two bedrooms and lounge/diner.

Lounge/Diner
16'0" x 11'11" (4.9 x 3.65)
With laminate flooring, radiator, UPVC double glazed door and window to the front and opening to the kitchen.

Kitchen
8'10" x 7'5" (2.7 x 2.28)
With a range of wall, base and drawer units, worksurfaces, sink with drainer and a mixer tap, tiled flooring and splashbacks, gas hob with air filter over, plumbing for a washing machine, electric oven, space for a fridge and UPVC double glazed window to the front.

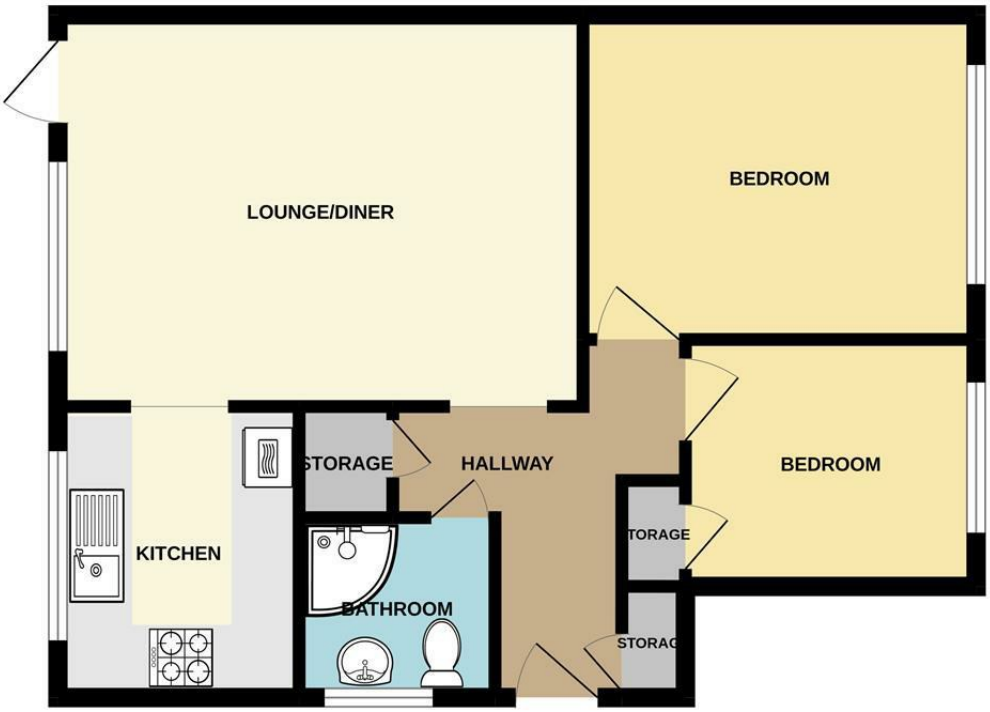
Bedroom One
11'9" x 9'9" (3.59 x 2.99)
Carpeted room with fitted wardrobes, UPVC double glazed window and radiator.

Bedroom Two
9'0" x 7'8" (2.75 x 2.35)
With UPVC double glazed window, radiator and built in storage cupboard.

Bathroom
Incorporating a three piece suite comprising corner shower, wash hand basin inset to vanity unit, WC, tiled flooring and walls, heated towel rail and UPVC double glazed window.

Outside
The property comes with a single garage and to the front of the property you will find a well maintained garden with a small patio area, a lawn beyond and a range of mature plants and shrubs.

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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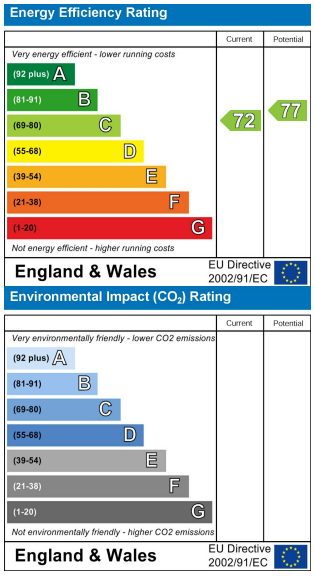

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested.

12 High Road, Beeston, Nottingham, Nottinghamshire, NG9 2JP
beeston@robertellis.co.uk
0115 922 0888