Robert Ellis

look no further...

Multimode close,
Beeston Rylands, Nottingham
NG9 1NY

£268,000 Freehold

0115 922 0888

/robertellisestateagent @robertellisea

A well presented newly built two double bedroom semi-detached house situated within the New Beeston Quarter development with a driveway to the front and a private enclosed garden to the rear.

This property is considered an ideal opportunity for a range of potential purchasers including first time buyers, young professionals and Investors looking to add to their portfolio.

Situated in a popular and convenient location within walking distance of Beeston High Street with the benefit of local amenities including shops, schools, bars and restaurants. There are also tram and bus links nearby providing easy access to Nottingham University, QMC and Nottingham city centre Beeston train station is just a short distance away for journeys further afield.

In brief, the internal accommodation comprises: Entrance space, living room, kitchen/diner and WC to the ground floor. Rising to the first floor are two double bedrooms and a bathroom.

To the front of the property is a paved driveway providing parking for multiple vehicles, a lawned garden with a pathway to the front door and side access leading to the rear where you will find an enclosed primarily lawned garden with a paved patio seating area and fenced boundaries.

Offered to the market with the benefit of double glazing throughout and a high spec finish, this property is well worthy of an early internal viewing.

Entrance Space
A composite door leads through to entrance space with parquet design flooring and radiator.

Living Room
With parquet design flooring, radiator and UPVC double glazed window to the front aspect.

Kitchen/Diner
With wall, base and drawer units with granite effect worksurfaces over and inset sink with drainer and mixer tap. Space and fittings for washing machine, gas hob with electric cooker and fridge freezer. UPVC double glazed French doors to the rear garden and access to the under stairs storage cupboard.

WC
With parquet design flooring, WC and wash hand basin.

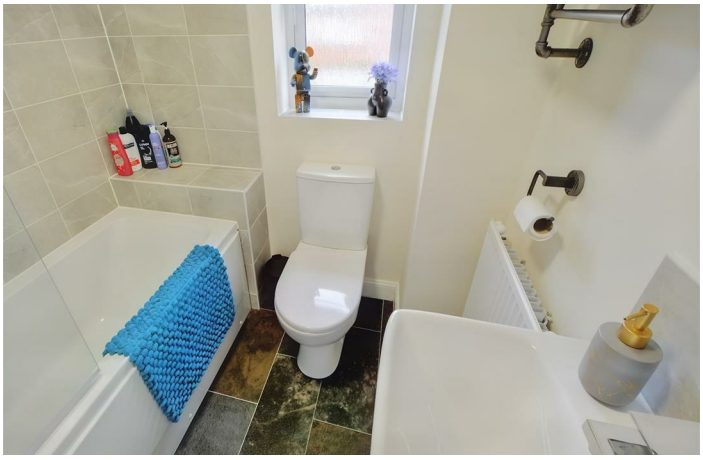
First Floor Landing
Carpeted landing with radiator.

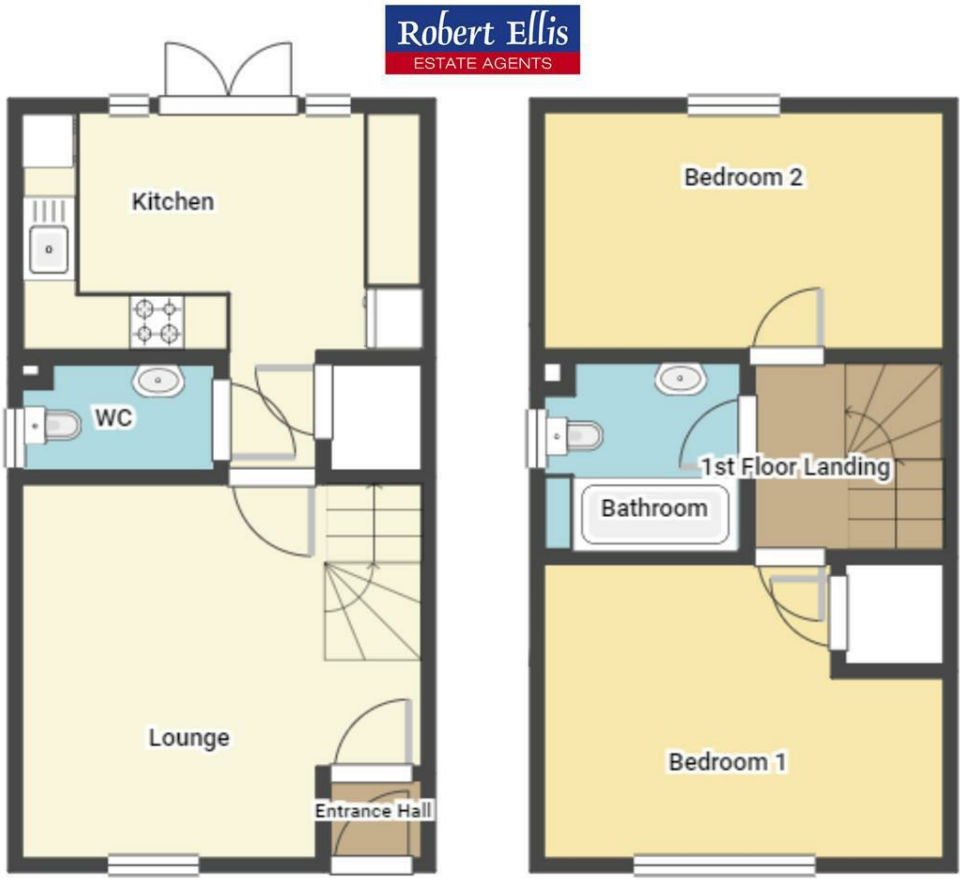
Bedroom One
Carpeted room with radiator and UPVC double glazed window to the front aspect. Access to a storage cupboard.

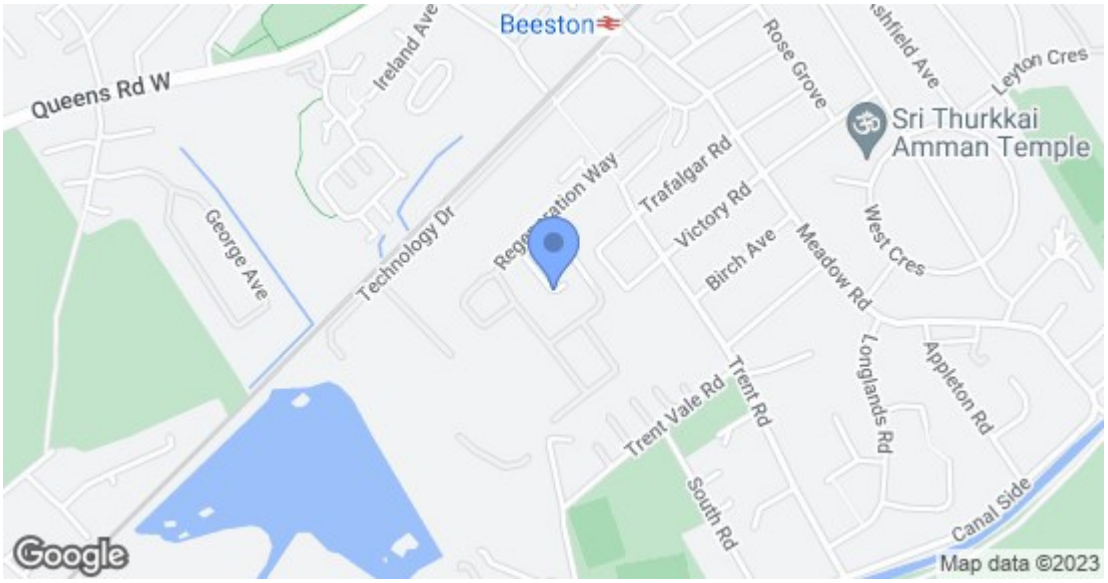
Bedroom Two
Carpeted room with radiator and UPVC double glazed window to the rear aspect.

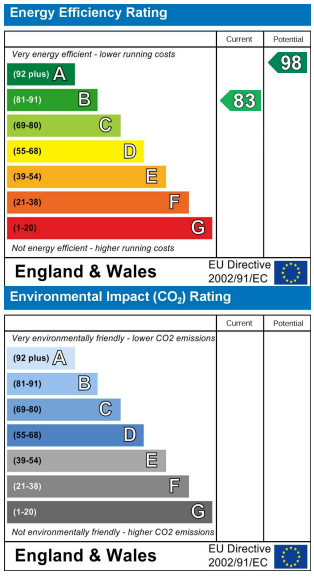
Bathroom
Incorporating a three piece suite comprising bath, with mains powered shower above, wash hand basin and WC.

Outside
To the front of the property is a paved driveway providing parking for multiple vehicles, a lawned garden with a pathway to the front door and side access leading to the rear where you will find an enclosed primarily lawned garden with a paved patio seating area and fenced boundaries.









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