



Thompson Court,
Chilwell, Nottingham
NG9 6RE

£150,000 Leasehold



Welcome to this charming flat located in the desirable Thompson Court, nestled in the heart of Chilwell, Nottingham. This delightful property offers a perfect blend of comfort and convenience, making it an ideal choice for first-time buyers, young professionals, or those seeking a low-maintenance lifestyle.

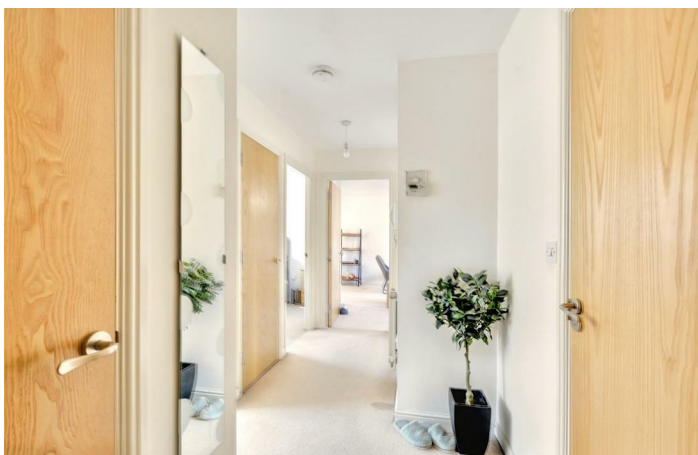
Upon entering, you are greeted by a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxing or entertaining guests. The room is filled with natural light, creating a bright and airy feel throughout.

The flat boasts two well-proportioned bedrooms, each offering a peaceful retreat for rest and relaxation. These rooms are versatile and can easily accommodate various furniture arrangements, making them suitable for both single occupants and couples alike.

The property also features a modern bathroom, designed with both style and functionality in mind. It provides all the necessary amenities for your daily routines, ensuring comfort and convenience.

Situated in Beeston, this flat benefits from excellent local amenities, including shops, cafes, and parks, all within easy reach. The area is well-connected by public transport, making it simple to access Nottingham city centre and beyond.

In summary, this flat in Thompson Court presents a wonderful opportunity for those looking to enjoy a comfortable living space in a vibrant community. With its appealing features and prime location, it is certainly worth considering for your next home.



Entrance Hall

Entrance door, useful storage cupboard, airing cupboard housing the hot water cylinder, radiator, and doors to the bathroom, two bedrooms, and kitchen living diner.

Kitchen Living Diner

21'10" reducing to 12'4" x 20'3" reducing to 8'9" (6.68m reducing to 3.77m x 6.19m reducing to 2.68m)

A carpeted lounge dining area, laminate flooring in the kitchen, two radiators, three UPVC double glazed windows, a range of wall, base and drawer units, work surfaces, one and half bowl sink and drainer unit with mixer tap, integrated electric oven with electric hob and air filter over, tiled splashbacks, plumbing for a washing machine, space for a fridge freezer and dishwasher.

Bedroom One

11'1" x 9'3" (3.4m x 2.82m)

A carpeted double bedroom with UPVC double glazed window, and radiator.

Bedroom Two

9'2" x 8'6" (2.81m x 2.6m)

A carpeted double bedroom with UPVC double glazed window and radiator.

Bathroom

Incorporating a three-piece suite comprising: panelled bath with electric shower over, pedestal wash hand basin, WC, tiled splashbacks, laminate flooring, UPVC double glazed window, electric shaver point, extractor fan, and radiator.

Outside

Outside the property there is a carpark, where there is an allocated parking space, and additional visitors parking.

Material Information:

Leasehold

Property Construction: Brick

Water Supply: Mains

Sewerage: Mains

Heating: Mains Gas

Solar Panels: No

Building Safety: No Obvious Risk

Restrictions: None

Rights and Easements: None

Planning Permissions/Building Regulations: None

Accessibility/Adaptions: None

Has the Property Flooded?: No

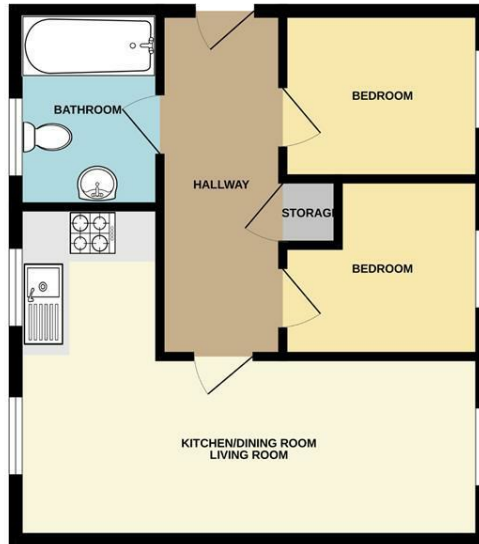
Disclaimer:

These details and Key facts 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. Full material information is available in hard copy upon request.

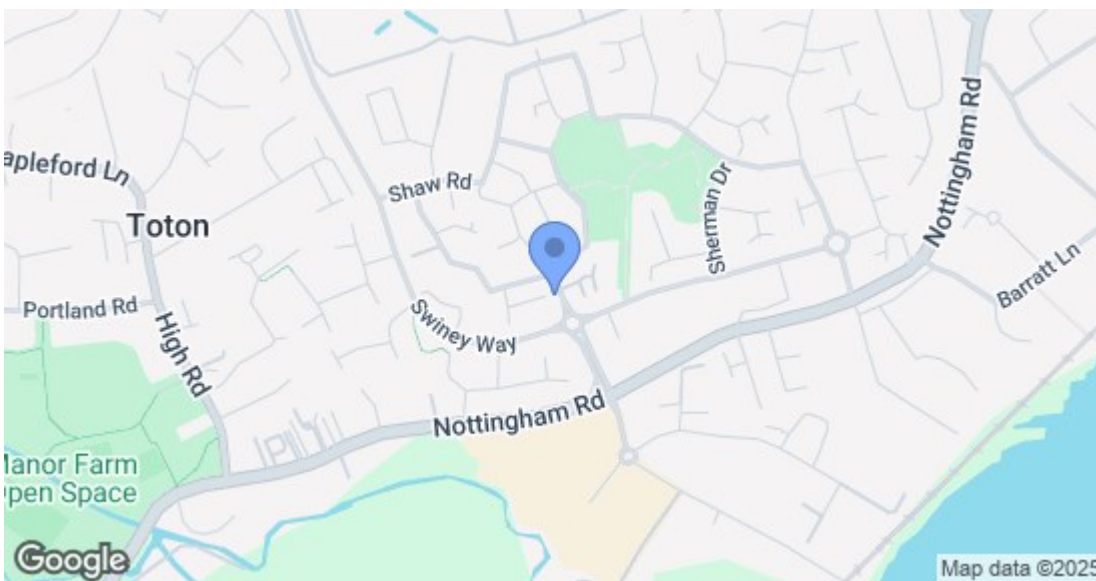


Robert Ellis
ESTATE AGENTS

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 for any prospective purchase. The services, systems and equipment shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	62
(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			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
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