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look no further...



Dagmar Grove,
Beeston, Nottingham
NG9 2BH

£199,000 Freehold

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A three bedroom end of terrace house with a garage.

Situated in this popular and convenient residential location, readily accessible for a range of local shops and amenities including schools, transport links, Nottingham University and Beeston town centre, this fantastic property is considered an ideal opportunity for a variety of potential purchasers including first time buyers, young professionals, families and investors.

In brief, the internal accommodation which is split over three floors comprises: Lounge, dining room, kitchen and shower room to the ground floor with two good sized bedrooms to the first floor and a further double bedroom to the second floor.

To the front of the property you will find a gravelled garden which leads around the side and provides access to the rear where you will find a low maintenance garden with a patio, gravelled area and mature trees and shrubs. There is also a garage beyond the rear garden.

Offered to the market with the benefit of UPVC double glazing, gas central heating throughout, a light and airy versatile living space and chain free vacant possession, an early internal viewing comes highly recommended in order to be fully appreciated.



Lounge

11'2" x 10'11" (3.41 x 3.33)

UPVC double glazed front door, laminate flooring, UPVC double glazed window to the front and radiator.

Dining Room

14'2" x 11'2" (4.32 x 3.41)

With laminate flooring, useful under stairs storage cupboard, radiator, UPVC double glazed windows to the side and rear, stairs to the first floor and door to the kitchen.

Kitchen

8'2" x 6'11" (2.5 x 2.13)

With a range of wall and base units, worksurfaces, sink with drainer, space for a cooker, fridge and freezer, tiled splashbacks, UPVC double glazed door and window to the side and a door to the shower room.

Shower Room

Incorporating a three piece suite comprising shower, pedestal wash hand basin, WC, tiled splashbacks, radiator, UPVC double glazed windows to the side and rear, extractor fan and a storage cupboard.

First Floor Landing

With stairs to the second floor and doors to the two bedrooms.

Bedroom One

11'3" x 10'11" (3.44 x 3.34)

Carpeted double bedroom with UPVC double glazed window to the front and radiator.

Bedroom Two

11'3" x 9'1" (3.44 x 2.79)

Carpeted bedroom with UPVC double glazed window to the rear and radiator.

Bedroom Three

13'2" x 11'2" (4.03 x 3.42)

With UPVC double glazed window to the side, radiator and hard wood flooring.

Outside

To the front of the property you will find a gravelled garden which leads around the side and provides access to the rear where you will find a low maintenance garden with a patio, gravelled area and mature trees and shrubs. There is also a garage beyond the rear garden.

Garage

With an up and over garage door to the front.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(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		
England & Wales		EU Directive 2002/91/EC

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.