Robert Ellis

look no further...

Hassocks Close,
Beeston, Nottingham
NG9 2GH

£159,950 Leasehold

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A two double bedroom second floor flat with communal gardens and a designated parking space, offered to the market with vacant possession from August 2026.

Situated in a private gated complex in a popular and convenient residential location within easy reach of a range of local shops and amenities including The Queen's Medical Centre, Nottingham University and transport links.

This great property is considered an ideal opportunity for first time buyers and young professionals.

In brief the internal accommodation comprises: Entrance hallway, open plan kitchen/living/diner, a master bedroom with en-suite, a second double bedroom and bathroom.

Outside the property benefits from a designated parking space, communal gardens and communal bin store.

Offered to the market with the benefit of a contemporary living space and no upward chain this fabulous property is well worthy of an early internal viewing in order to be fully appreciated.

Entrance Hallway
With front door, radiator, loft hatch and doors to the bathroom, two double bedrooms and kitchen/living/diner.

Kitchen/Living/Diner
25'2" reducing to 20'9" x 15'4" (7.69 reducing to 6.34 x 4.68)
With UPVC double glazed French doors to a Juliet balcony and four UPVC double glazed windows to give a light and airy feel, two radiators, built in storage cupboard (housing the hot water cylinder), a range of modern wall, base and drawer units in white, worksurfaces, one and a half bowl sink with drainer and mixer tap, electric oven with gas hob and air filter over and aluminium, splashback, wall mounted Baxi boiler, plumbing for a washing machine and space for a fridge.

Bedroom One
10'3" x 8'6" (3.13 x 2.61)
With fitted wardrobes, two UPVC double glazed windows, radiator and door to en-suite.

En-Suite
Incorporating a three piece suite comprising shower, pedestal wash hand basin, WC, tiled flooring and splashbacks, heated towel rail, electric shaver point and extractor fan.

Bedroom Two
13'0" reducing to 11'0" x 8'10" (3.98 reducing to 3.36 x 2.7)
With two UPVC double glazed windows and radiator.

Bathroom
Incorporating a three piece suite comprising panelled bath with shower over, pedestal wash hand basin, WC, tiled flooring and splashbacks, heated towel rail, UPVC double glazed window, electric shaver point and extractor fan.

Outside
Outside the property benefits from a designated parking space, communal gardens and communal bin store.

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
Does the property have spray foam in the loft?: No
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.

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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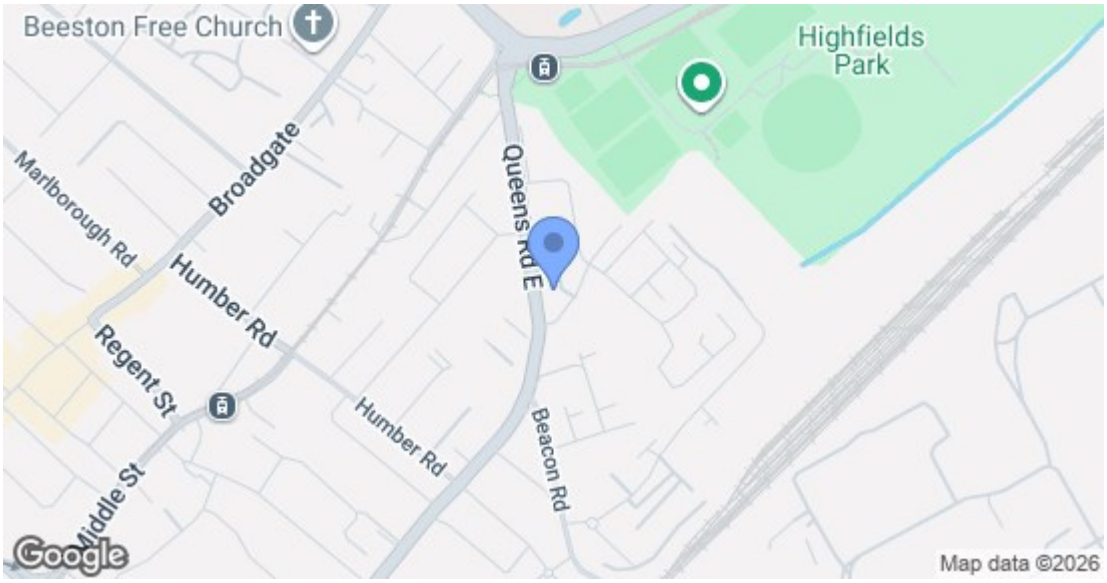

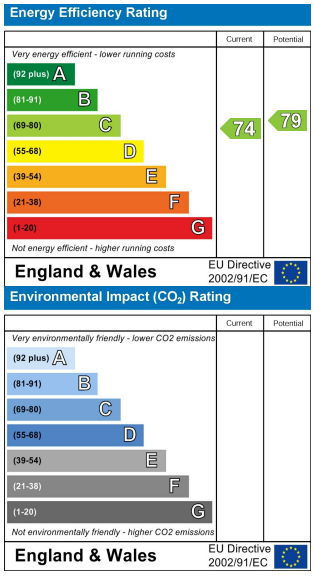

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