Robert Ellis

look no further...

Firbank Court,
Chilwell, Nottingham
NG9 5NB

£120,000 Leasehold

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Situated in Chilwell, you are fantastically positioned for access to a wide range of local amenities including shops, schools, public houses, healthcare facilities and transport links.

This well-presented property would be considered an ideal opportunity for a wide range of buyers including first time purchasers, young professionals or anyone looking to add to a buy to let portfolio.

In brief the internal accommodation comprises; an entrance hall, lounge, kitchen, two double bedrooms and bathroom.

Outside the property has a communal lawned space to the front and an allocated brick-built outdoor storage cupboard.

With the benefit of UPVC double glazing throughout and gas central heating this property is well worthy of an early internal viewing.

Entrance Hall
A composite door through to a carpeted entrance hall with a useful storage cupboard.

Lounge
13'1" x 10'5" (4.01m x 3.18m)
A carpeted reception room, with radiator and UPVC double glazed window to the front aspect.

Kitchen
11'2" x 10'5" (3.42m x 3.20m)
A range of wall and base units with work surfacing over and tiled splashbacks, one and a half bowl sink with mixer tap and drainer. Space and fittings for freestanding appliances to include an electric cooker, fridge freezer and washer dryer. Wall mounted boiler, radiator and UPVC double glazed window to the rear aspect.

Bedroom One
11'5" x 10'11" (3.50m x 3.33m)
A carpeted double bedroom, with radiator, fitted wardrobes and UPVC double glazed window to the front aspect.

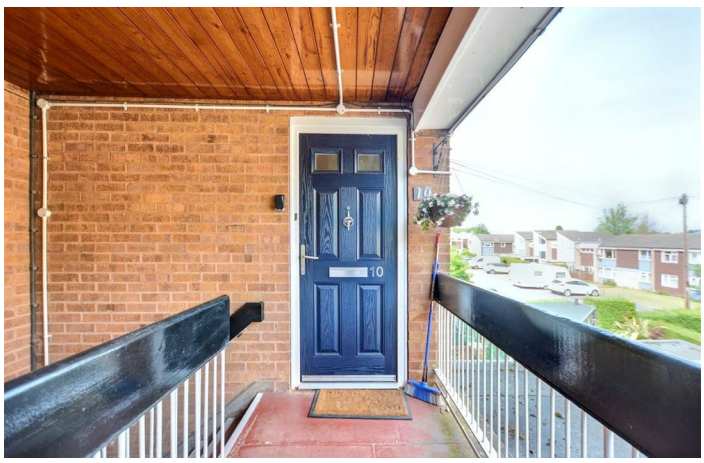
Bedroom Two
A carpeted double bedroom, with radiator and UPVC double glazed window to the front aspect.

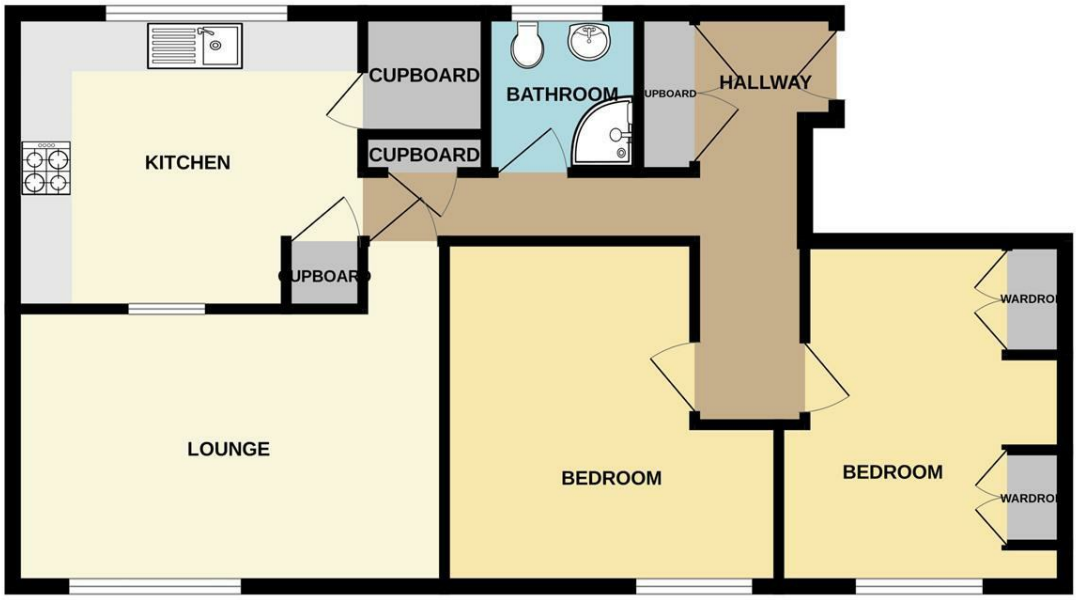
Bathroom
Incorporating a three-piece suite comprising low flush WC, pedestal wash hand basin, walk in mains powered shower, part tiled walls, heated towel rails and UPVC double glazed window to the rear aspect.

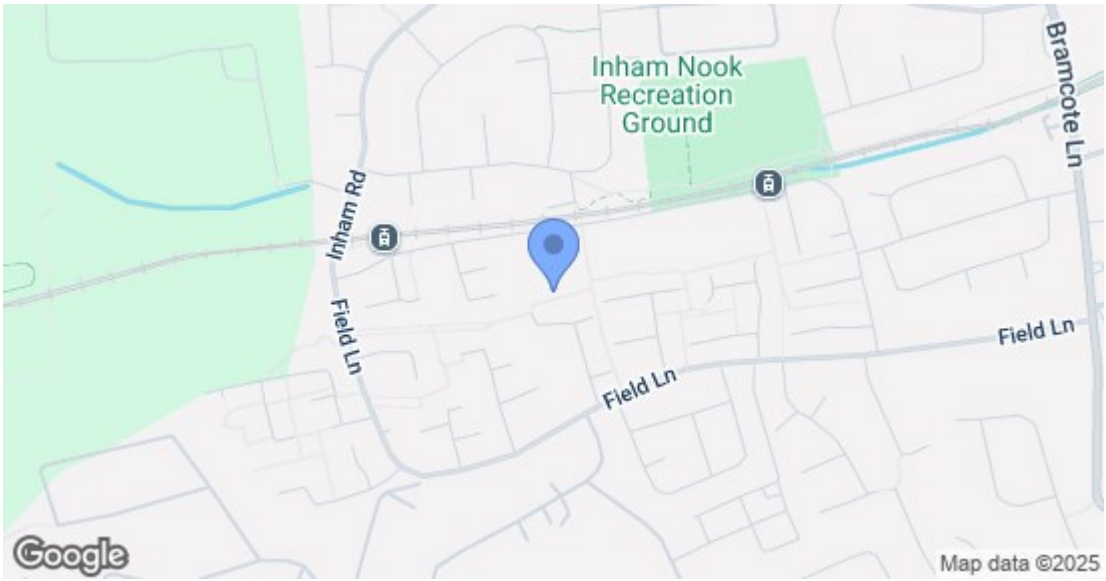
Outside
A communal lawn space, maintained by the council and a brick-built storage cupboard.

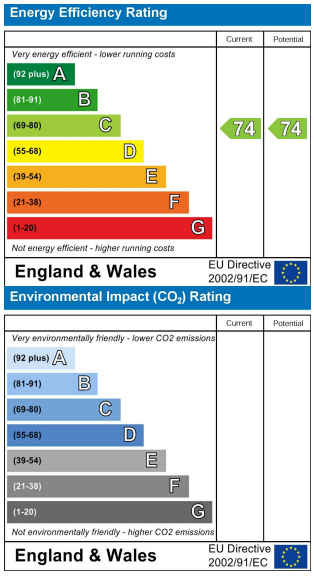
Material Information:
Freehold
Property Construction: Brick
Water Supply: Mains
Sewerage: Mains
Heating: Mains Gas
Solar Panels: No
Building Safety: No Obvious Risk
Restrictions: None
Rights and Easements: None
Planning Permissions/Building Regulations: None
Accessibility/Adaptions: None
Does the property 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.









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