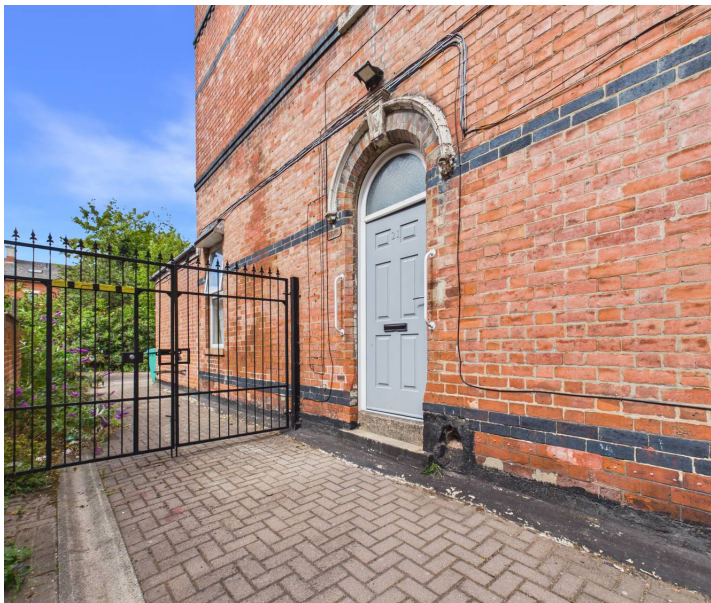




21 Colville Street, Nottingham - NG1 4HQ

Guide Price £325,000

DavidJames
the estate agent



21 Colville Street

Nottingham

Substantial 4 double bed end terrace home offering generous accommodation ideal for large families or investors! A short walk to Nottingham city centre, a flexible layout and nearby transport links!

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Substantial three-storey end terrace family home
- Highly convenient location for access to Nottingham city centre, university campuses, schools and transport links
- Ideal for large families, multi-generational living or investors seeking a spacious property with huge further potential
- Two versatile reception rooms (including a lounge and separate sitting room)
- Spacious dining kitchen with fitted units, integrated appliances and French doors
- Ground floor wet room providing additional convenience for family living
- Large cellar offering valuable additional storage solutions
- Four well-proportioned double bedrooms set across the two upper floors
- First floor family bathroom with a three-piece suite
- Low maintenance courtyard-style rear garden



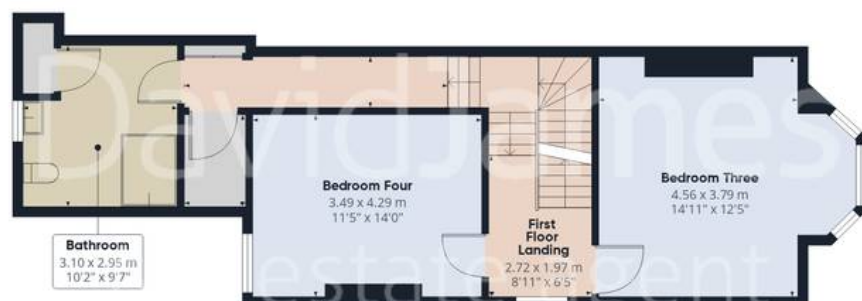




Floor -1



Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

189.9 m²

2044 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





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These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.