

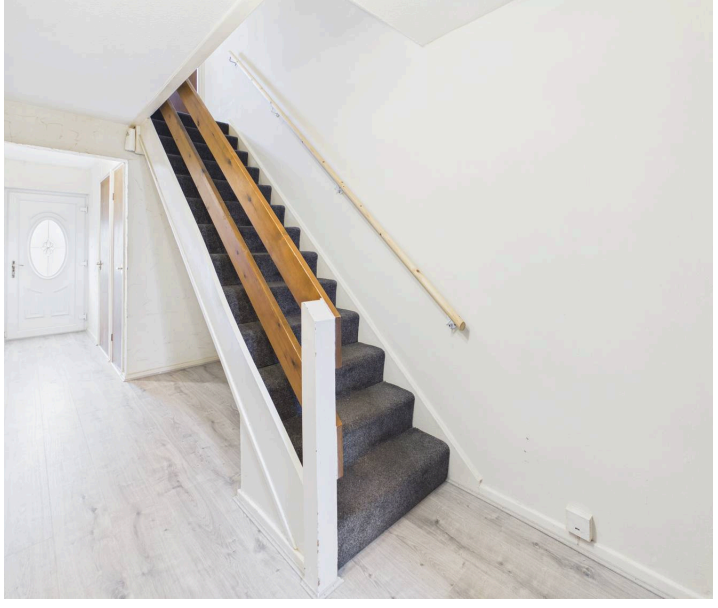
21 St. Cecilia Gardens, Nottingham - NG3 4QQ

Guide Price £180,000 - £190,000

DavidJames
the estate agent







21 St. Cecilia Gardens

Nottingham

GUIDE PRICE £180,000-£190,000 NO CHAIN! Well-proportioned townhouse ideally positioned for Nottingham city centre! Featuring a dining kitchen, spacious lounge, 3 beds and a low-maintenance garden!
Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

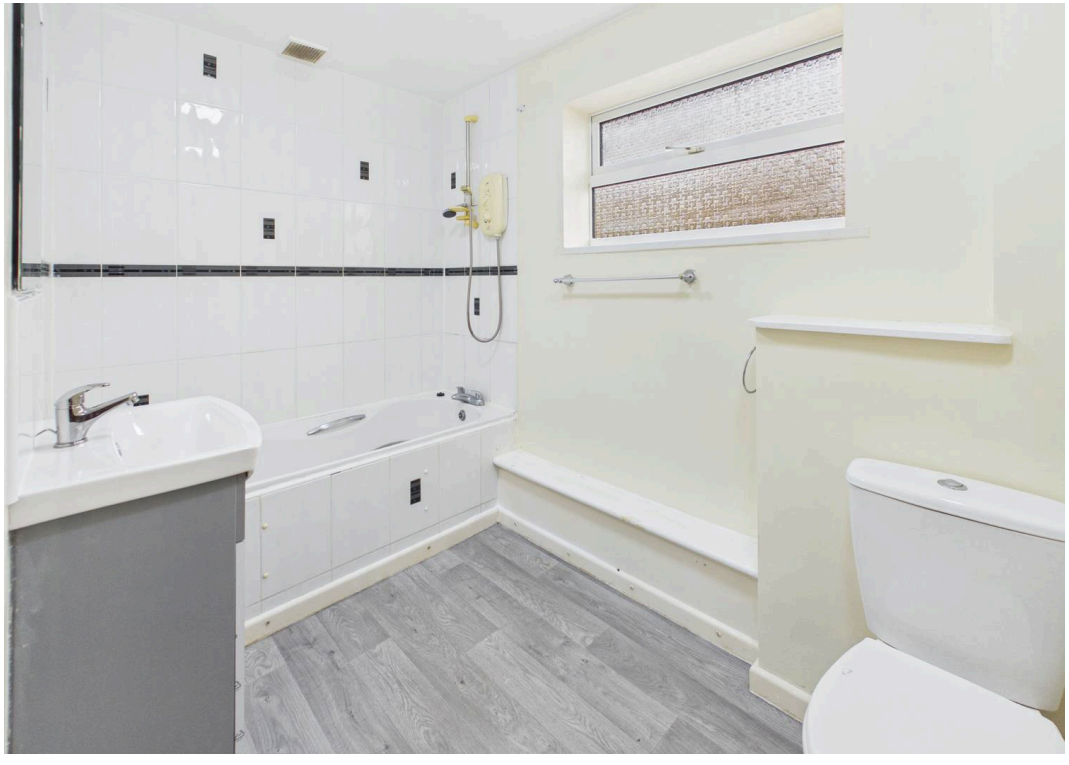
- Well-proportioned townhouse with no onward chain
- Close to Nottingham city centre's extensive amenities and transport links
- Excellent opportunity for both first-time buyers and investors
- Dual-entrance hallway with a convenient ground floor WC
- Front-facing lounge with half-height panelling
- Dining kitchen with matt-grey units and integrated cooking appliances
- Three spacious bedrooms (all with built-in wardrobes)
- Three-piece first floor bathroom with an electric shower
- Low-maintenance rear garden with useful outside store
- Front garden with decked seating and gated pedestrian access





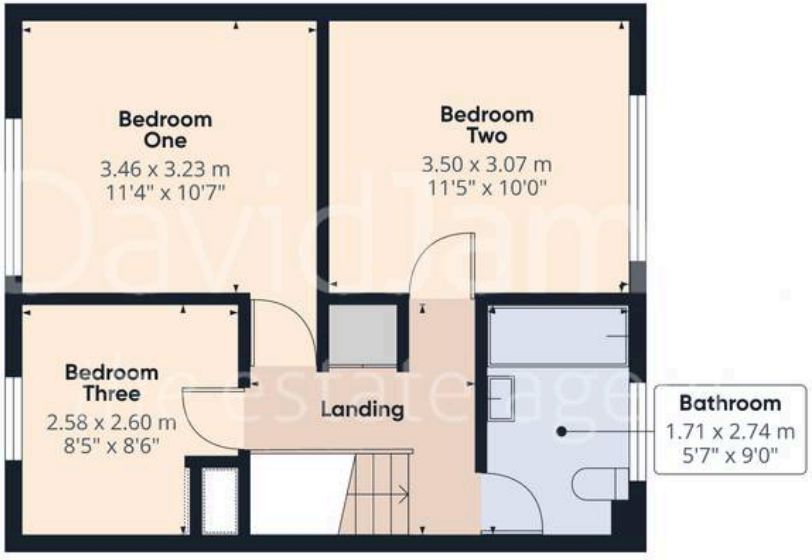




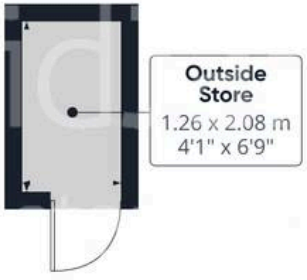




Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

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Approximate total area(1)

73.5 m²

792 ft²

Reduced headroom

1 m²

11 ft²

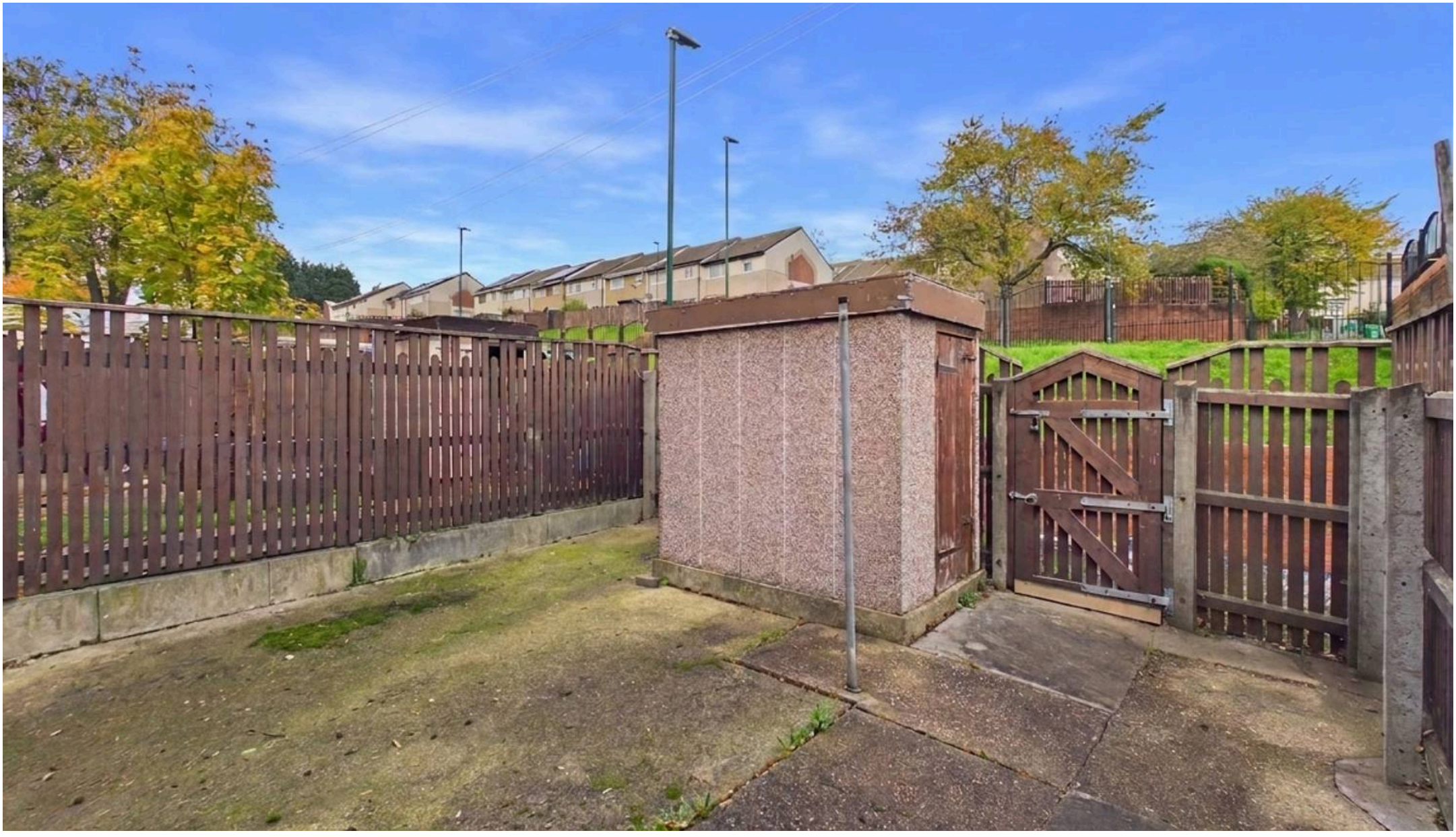
(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

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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