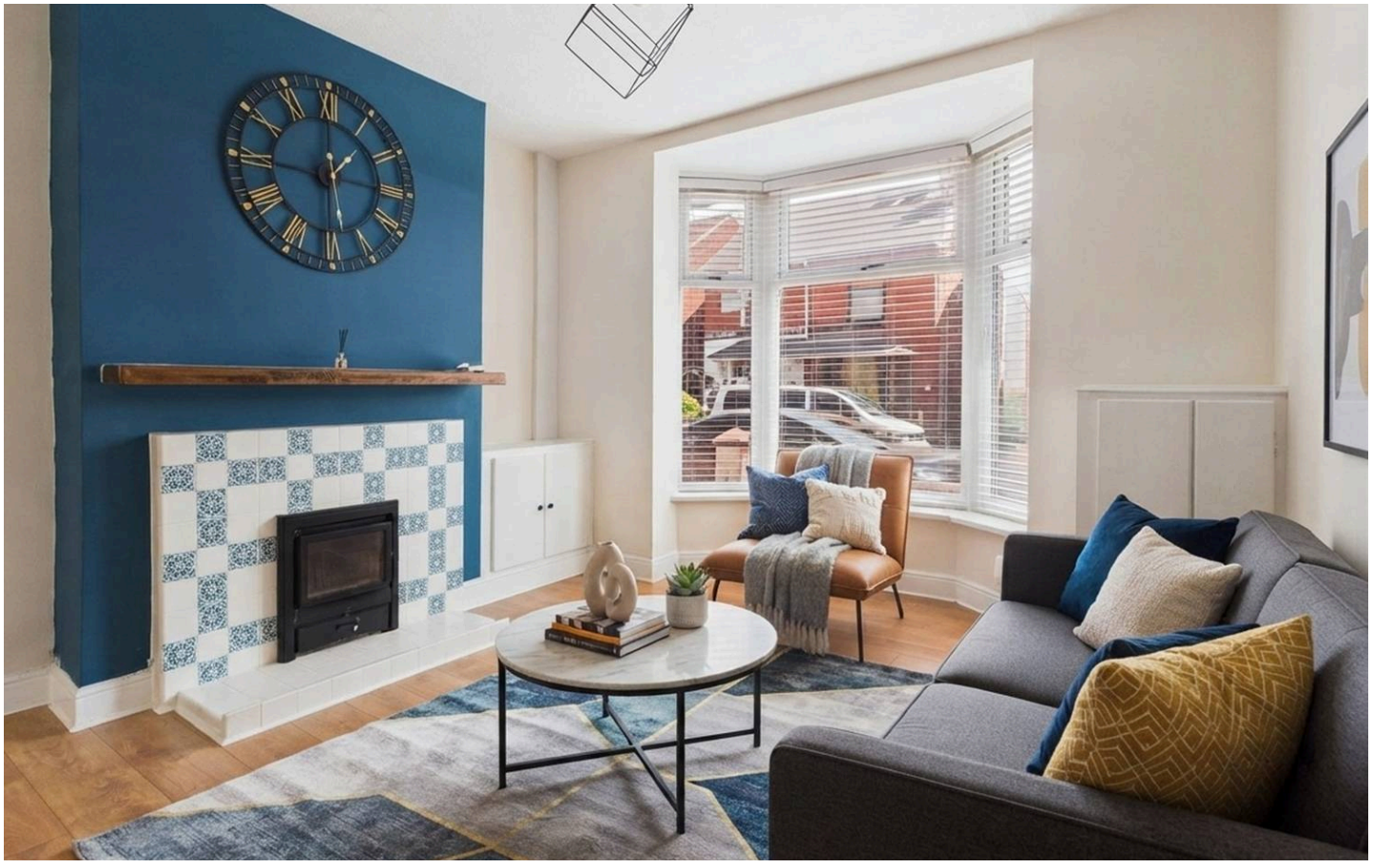
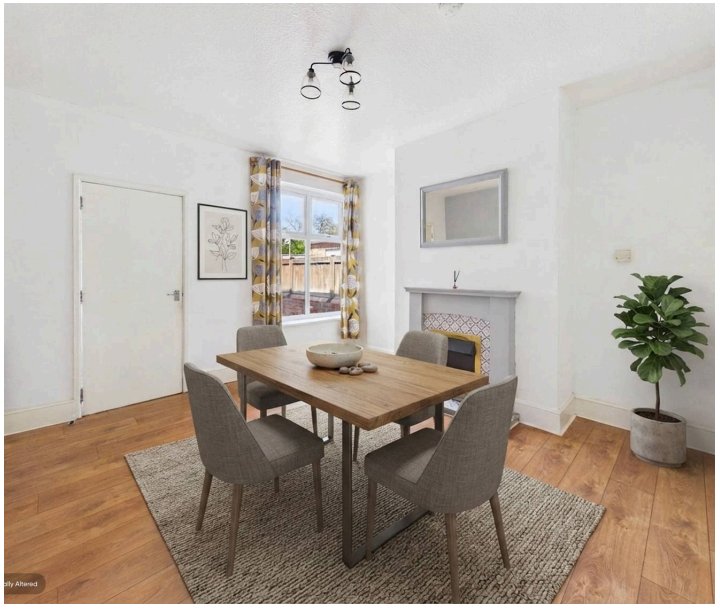


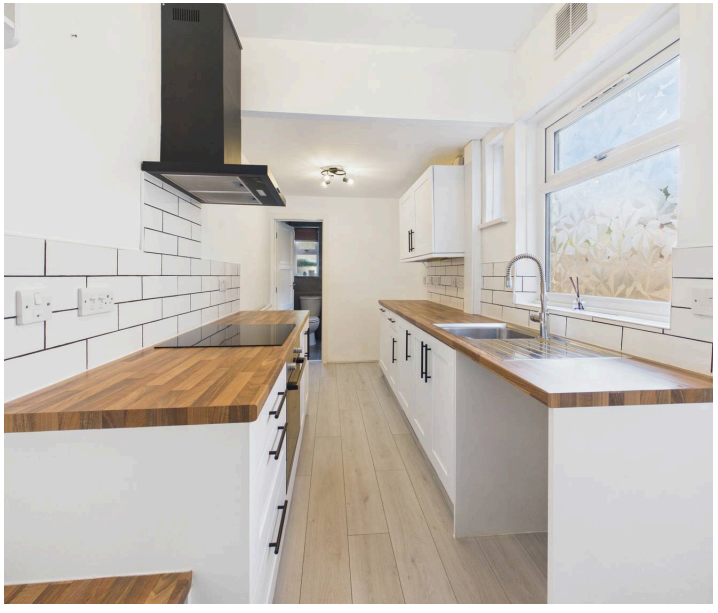
3 Vere Avenue, Sutton-In-Ashfield, NG17 2DS

Guide Price **£135,000**

DavidJames
the estate agent







3 Vere Avenue

Sutton-In-Ashfield

Council Tax band: A
Tenure: Freehold

- Well presented period-style semi-detached house sold with no upward chain
- Three bedrooms
- Entrance hall, lounge with bay window burner set to a fireplace and laminate flooring
- Dining room with laminate flooring, electric fire set to a fireplace and understairs storage cupboard
- Kitchen with a range of white panelled units, timber finish worktops and integrated oven, hob and extractor
- Ground floor fully tiled bathroom/Wc with white suite, washbasin set a to a vanity unit and shower fed by mixer taps, first floor Wc with washbasin
- Gas central heating, UPVC double glazing
- Good sized low maintenance gravelled rear garden
- Gated parking for at least two vehicles to the rear of the property (accessed by a service road)
- ideal for a variety of buyers including first time buyers and investors





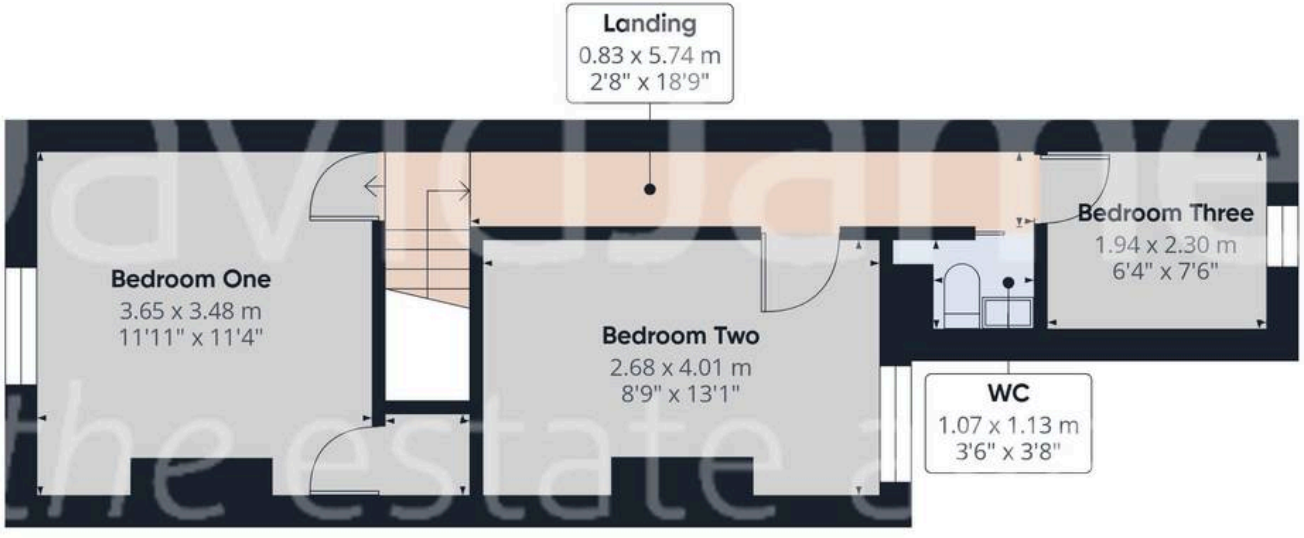

Digitally Altered







Floor 0





Floor 1

DavidJames
the estate agent

Approximate total area(1)

75.9 m²

817 ft²

Reduced headroom

0.9 m²

10 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



David James Estate Agents

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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.