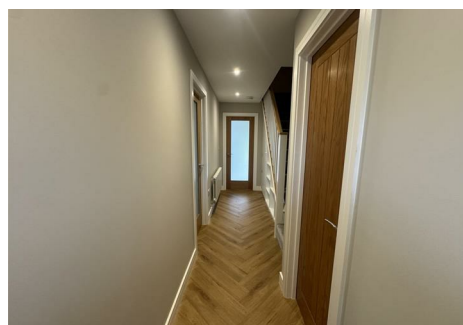




28 Eastmoor, Cotgrave, Nottingham, NG12 3NU

£1,200 Per month

- Sought after village location
- 3 bedrooms, 2 with built in wardrobes
- Modern kitchen with integrated dishwasher, electric oven and hob
- Wooden flooring downstairs for practicality and plush carpets on the stairs, landing and bedrooms
- EPC D (currently processing new EPC to be confirmed)
- Complete refurbishment to a high specification
- Downstairs WC
- Parking on the drive
- Easy access to amenities all within walking distance
- Council tax band A

28 Eastmoor, Nottingham NG12 3NU

Nestled in the charming area of Eastmoor, Cotgrave, Nottingham, this delightful three-bedroom house offers a perfect blend of modern living and comfort. Spanning an impressive 936 square feet, the property has undergone a complete high-end refurbishment, ensuring that it meets the needs of contemporary lifestyles.

Upon entering, you are greeted by a welcoming hallway that leads to a spacious kitchen, downstairs WC and reception room, ideal for both relaxation and entertaining. The high specification kitchen is a true highlight, featuring integrated dishwasher, electric oven and hob.

The wooden floors downstairs add a touch of elegance, while the carpets upstairs provide a cosy atmosphere in the bedrooms.

The property boasts three well-proportioned bedrooms, two of which come with built-in wardrobes, offering ample storage space. The modern bathroom is complemented by a convenient downstairs WC, enhancing the practicality of the home.

Outside, the property benefits from parking on the drive, providing ease and convenience for residents and guests alike. Built in 1975, this house combines classic charm with modern amenities, making it an ideal choice for families or professionals seeking a comfortable and stylish living space.



3



1



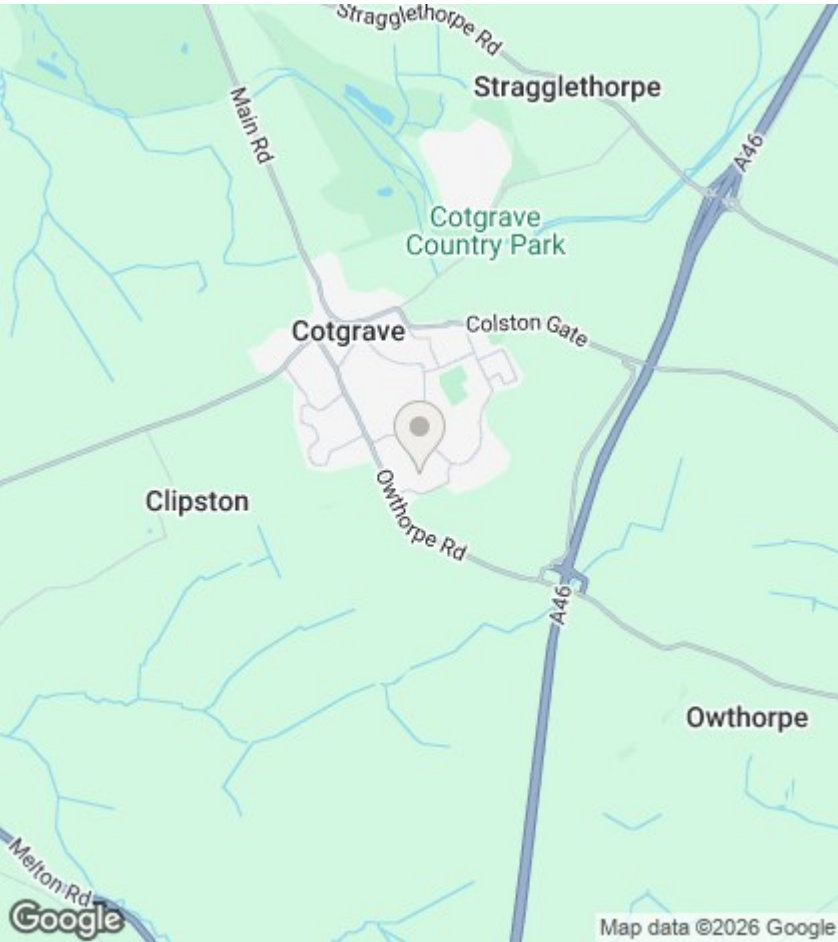
1



D

Council Tax Band: A





Directions

Viewings

Viewings by arrangement only. Call 01157042554 to make an appointment.

EPC Rating:
D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	78
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC