



ASHFORD
& MOULT
ESTATE AGENTS

£225,000

Main Street

Nottingham, NG14 6FG

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PROPERTY SUMMARY

There's an immediate sense of character when you step into this charming Calverton cottage. From the beamed ceilings and exposed brick fireplace to the warmth of the log-burning stove, it has a cosy, homely feel that is easy to appreciate. The exterior has also been recently repainted over the summer, giving the cottage a fresh and well-maintained appearance.

The entrance porch opens directly into a generous kitchen/diner, fitted with oak-effect wall and base units, integrated appliances and space for a dining table. Exposed beams, an ornamental fireplace and built-in pantry add further character and practicality.

The living room provides a cosy second reception space, centred around a cast iron log-burning stove set within an exposed brick fireplace, with timber mantel and slate hearth.

Upstairs are two good-sized double bedrooms, with the principal bedroom benefiting from built-in mirrored wardrobes. The second bedroom has a built-in cupboard housing the Baxi combination boiler, while the bathroom has a three-piece suite.

Outside, there is a fully enclosed courtyard garden with artificial lawn, arbour and established shrub borders. Tucked away along a private lane, the property also benefits from private off-road parking.

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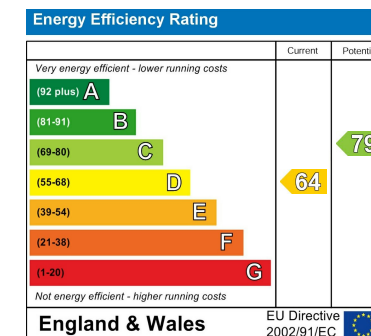
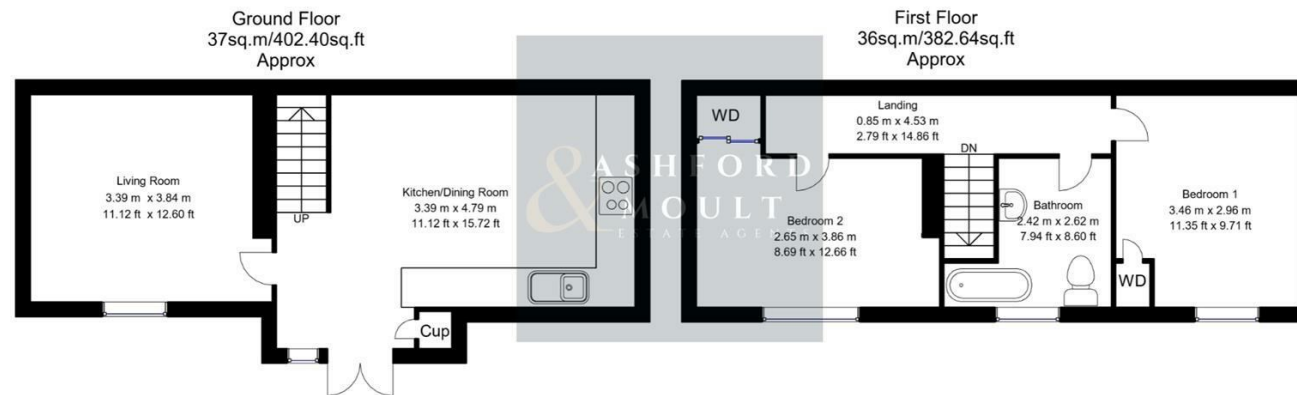
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LOCAL AUTHORITY
Gedling Borough Council

TENURE
Freehold

COUNCIL TAX BAND
B

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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