



## 16 Newbery Avenue, Nottingham, NG10 2FU

£1,050

- Semi-Detached 3 Bedroom House
- Bathroom with shower over bath
- Generous-Sized Private Enclosed Garden
- Two reception rooms
- Gas central heating and combi boiler
- EPC rating = D
- Modern Kitchen / Diner
- Off Road Parking
- INTERNAL PHOTOS TO FOLLOW

Directions

2 New Street Long Eaton, Nottingham, NG10 1HE  
0115 6713038

Viewings

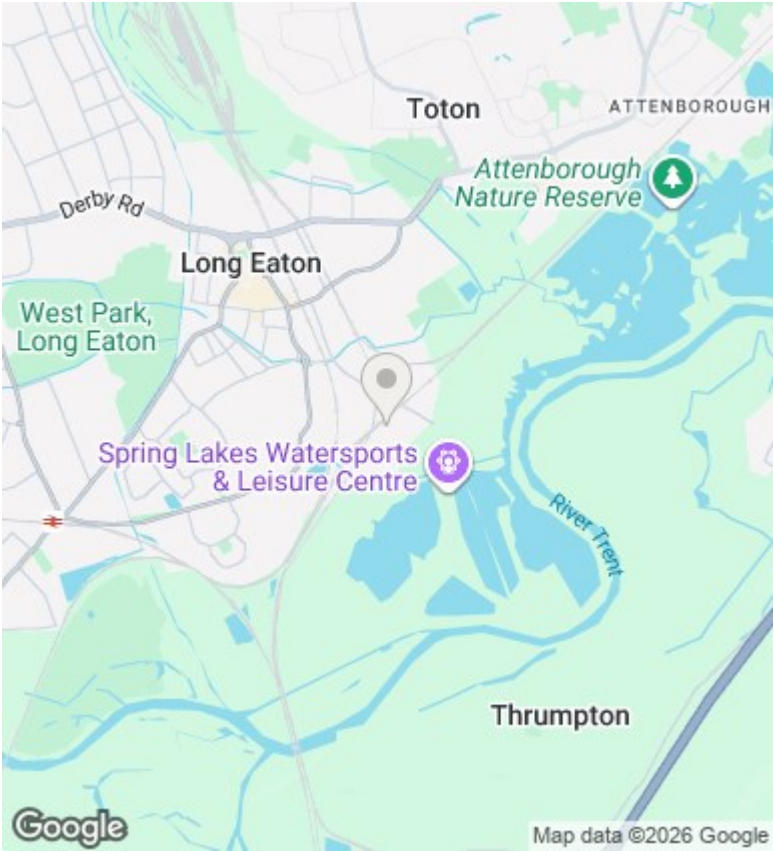
Viewings by arrangement only. Call 0115 6713038 to make an appointment.

Council Tax Band

B

EPC Rating:

D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>60</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

lettings@sabproperties.co.uk  
www.sabproperties.co.uk