



**39 Beamlight Road, Eastwood, Nottingham,  
Nottinghamshire NG16 3JG**

**£925 pcm**

Tel: 0115 9680268



- Downstairs WC
- En-Suite Bathroom
- Driveway
- Rear Garden
- Brand New Build
- Three Bedroom Family Home
- Beautifully Presented
- Dining Kitchen

What more could you want, than a brand new beautifully finished three bedroom semi detached house in the great location of Eastwood which has been completed by the well renowned house builder Persimmon Homes where their quality trademark style is apparent throughout.

The brand new spacious, accommodation comprises of an entrance hall, cloakroom/w.c, spacious yet cosy lounge, large storage walkin cupboard, open plan dining kitchen with modern kitchen units.

To the first-floor landing there are three bedrooms, two double and one small single bedroom ideal for nursery/office the master bedroom has an en suite shower room, fitted cupboard/wardrobe. A family bathroom with white modern suite and electric shower.

Externally, there is driveway for two cars, side entrance to enclosed rear garden which can also be accessed from the french doors from the dining kitchen.

This is a great brand new family home ready to move in

Council Tax Band: C













Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			<b>96</b>
(81-91) <b>B</b>		<b>83</b>	
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Viewing by appointment only  
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