



Oakland Way  
Nottingham  
NG8

Offers In Excess Of £235,000

bettermove



# Oakland Way Nottingham

Bettermove are proud to present this 4 bedroom townhouse in Nottingham, available with no forward chain.

This property benefits from double glazing and gas central heating throughout, with off road parking available via the driveway.

The council tax band is C.

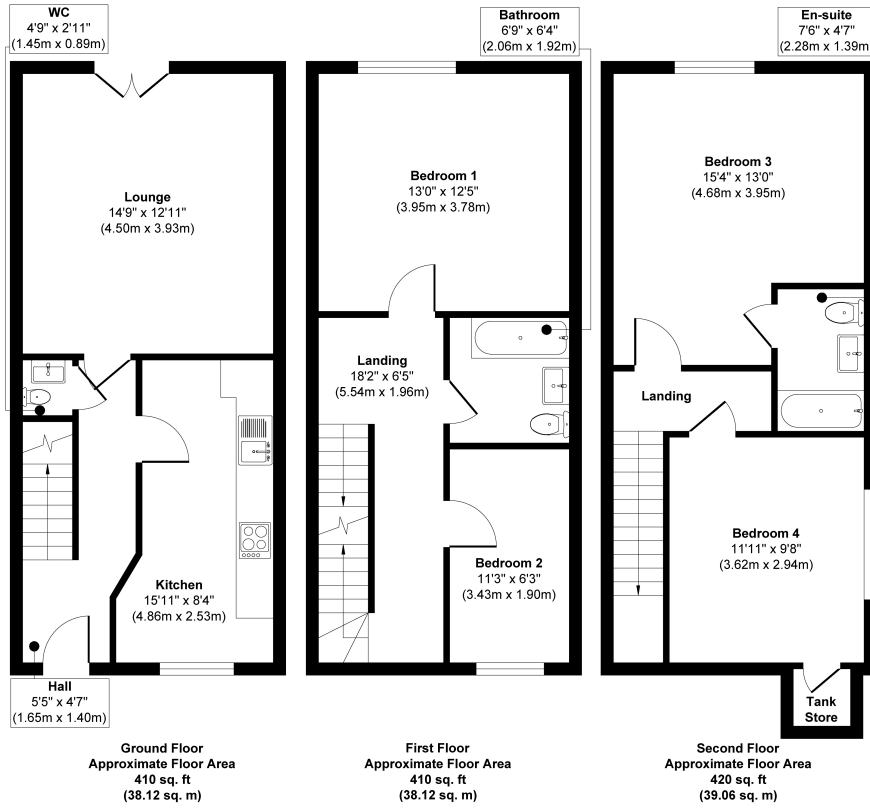
The interior of this beautifully presented property comprises a spacious living room, fitted kitchen and WC on the ground floor. The first floor consists of two bedrooms and the family bathroom, with the further two bedrooms and an en-suite located on the second floor. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular city of Nottingham, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport links can be found from Nottingham Railway Station, a variety of local bus and tram routes, and quick access to the M1.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



## NG8 4JS - 25 Oakland Way



### Approx. Gross Internal Floor Area 1240 sq. ft / 115.30 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		89
(69-80) <b>C</b>	79	
(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		
England, Scotland & Wales		
EU Directive 2002/91/EC		





20-22 Bridge End, Leeds, LS1 4DJ  
t: 0330 004 0050 e: [hello@bettermove.co.uk](mailto:hello@bettermove.co.uk)  
[www.bettermove.co.uk](http://www.bettermove.co.uk)