

Rex Gooding



46 Ruddington Lane, Wilford, NG11 7BH

Offers Over: £275,000

A beautifully presented 1920's period home that is deceptively spacious offering lovely proportioned accommodation throughout and with a good size rear garden. Located in popular Wilford only a few minutes' walk to the tram stop and a short drive from West Bridgford. The accommodation consists of two reception rooms and a modern extended kitchen with underfloor heating. Upstairs there are two double bedrooms and a large modern bathroom with separate walk-in shower cubicle. The rear garden enjoys a lovely South Westerly aspect and is a great size. Gas central heating and double glazing. Within school catchment for the Greythorn Primary School and The West Bridgford School.

Accommodation & Amenities

- Beautifully Presented 1920's Period Home
- Two Reception Rooms & Extended Kitchen with Underfloor Heating
- Two Double Bedrooms & Large Modern Bathroom
- Superb Location Close to the Tram Stop
- Within West Bridgford School Catchment
- Gas Central Heating & Double Glazing
- Large South West Facing Rear Garden
- Useful Outside Store
- No chain





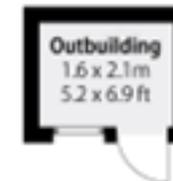












Total Combined Area: 94.1 m² | 1012.9 Sq Ft.

While every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.