



Rex Gooding

20 Quayside Close, Nottingham, NG2 3BP

Guide Price: £395,000

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Situated within the prestigious Quayside development, this beautifully proportioned three-bedroom townhouse offers over three floors of versatile living accommodation, combining generous space with contemporary styling in one of Nottingham's most sought-after locations.

Just moments from the marina, riverside walks and Nottingham city centre, this is a home perfectly suited to professionals, growing families or anyone seeking a lifestyle as impressive as the property itself.

The accommodation has been thoughtfully designed to provide flexible living. The heart of the home is a spacious open-plan living and dining area, creating an ideal setting for entertaining or relaxing with family, while the well-appointed kitchen offers excellent storage and workspace.

One of the property's standout features is the luxurious principal bedroom suite. Beautifully fitted with an extensive range of bespoke wardrobes, mirrored storage and integrated drawers, this exceptional space provides a true dressing room experience, complemented by a stylish en-suite bathroom.

The remaining bedrooms are generously proportioned, making them equally suited as a guest suite, home office or additional reception room.

Across the property are three well-appointed bathrooms, including a striking contemporary family bathroom finished with stylish mosaic tiling.

The integral garage and private driveway provide valuable off-road parking.

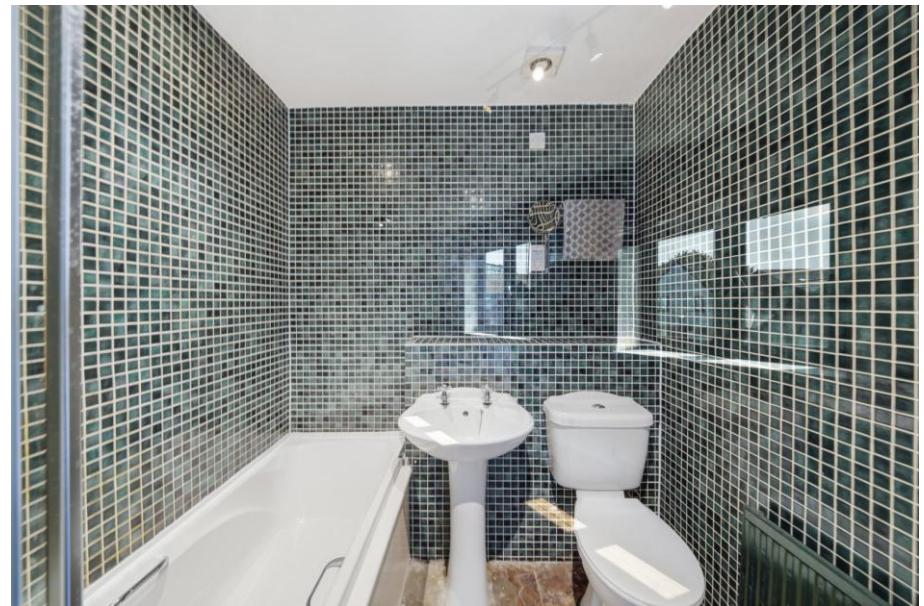
Properties within Quayside Close are rarely available and highly regarded for their tranquil waterside setting whilst remaining within walking distance of Nottingham city centre, West Bridgford, restaurants, cafés, excellent transport links and major road networks.

This is an outstanding opportunity to secure a substantial family home in an exceptional location.

Accommodation & Amenities

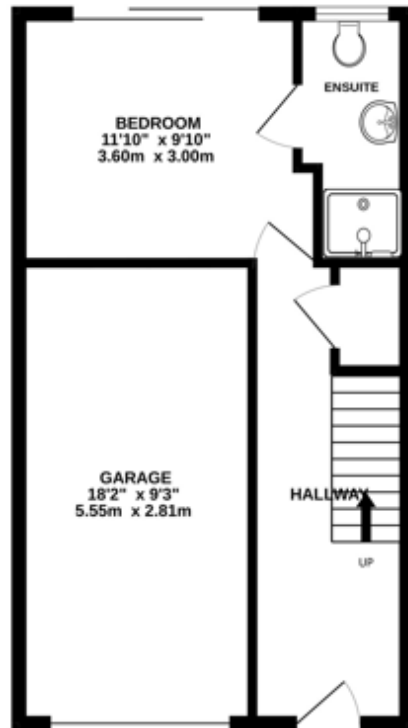
- Exceptional three-bedroom townhouse in the prestigious Quayside development
- Stunning principal bedroom suite with bespoke fitted wardrobes and en-suite
- Three bathrooms, including en-suite and ground floor shower room
- Spacious accommodation arranged over three versatile floors
- Integral garage and driveway parking
- Walking distance to Nottingham city centre, West Bridgford and the marina
- Beautiful riverside location with excellent transport links and local amenities



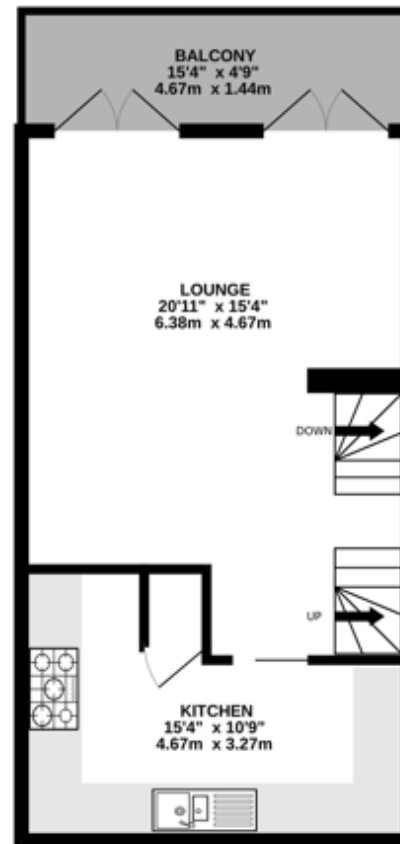




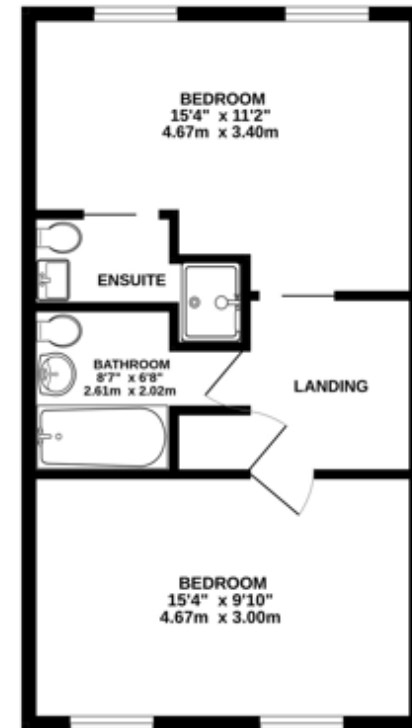
GROUND FLOOR
430 sq.ft. (39.9 sq.m.) approx.



1ST FLOOR
426 sq.ft. (39.6 sq.m.) approx.



2ND FLOOR
430 sq.ft. (39.9 sq.m.) approx.



TOTAL FLOOR AREA: 1285 sq.ft. (119.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		