



76 Cockington Road
Nottingham, Nottinghamshire, NG8 4DL

£159,950

3 Bedroom Semi-Detached House

- Freehold
- 3 Bed Semi Detached House
- INVESTORS ONLY - Sold With Tenant In Situ
- Drive and Front & Rear Gardens
- No Upward Chain
- 2 Reception Rooms
- Upstairs Bathroom
- Ideally Located For Local Schools & Amenities
- Good Sized Plot
- Potential to Extend (STP)
- EPC Rating - C, Council Tax Band - A

Click here to access the Energy Performance Certificate for 76 Cockington Road, Nottingham, Nottinghamshire, NG8 4DL



Overview

INVESTORS ONLY - For Sale with Tenant In Situ currently let on an AST - Cash buyers only

The accommodation comprises of an entrance hall, lounge, kitchen, dining room and a wc to the ground floor and three bedrooms and bathroom room to the first floor.

Outside there is the potential to extend (subject to planning permission) and ample off street parking.

Situated in Billborough, this property is in close proximity to numerous amenities. These include Harvey Hadden Sports Village and Billborough Sixth Form College - which are a short drive away and a short walk away respectively. The M1 motorway is less than a 10 minute drive up the road, ideal for those who commute in and out of Nottingham.

Agent's Note: We have been advised by the vendor that the property is currently let on an AST. For further information regarding the tenancy, please contact the branch.

Agents Note: This is non standard construction.





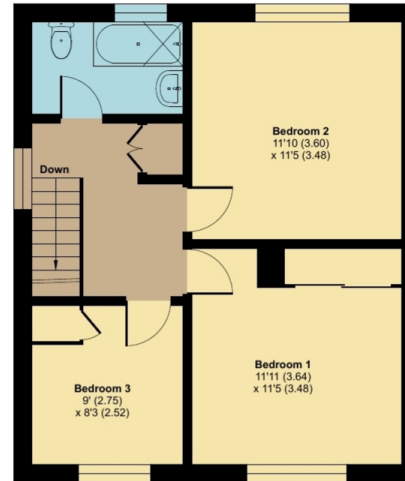
Cockington Road, Nottingham, NG8

Approximate Area = 1021 sq ft / 94.8 sq m

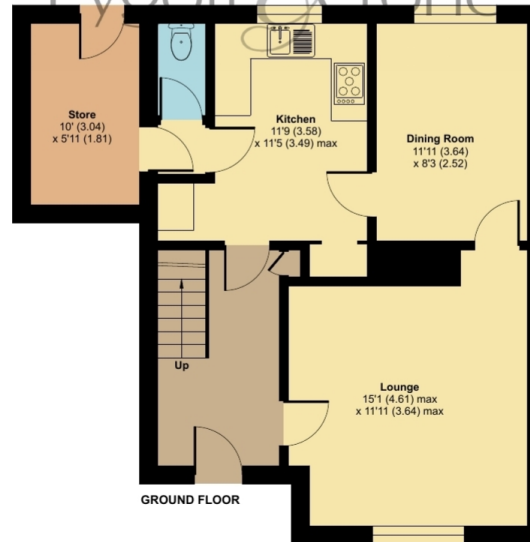
Outbuilding = 59 sq ft / 5.4 sq m

Total = 1080 sq ft / 100.2 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Pygott & Crone. REF: 1417239



Location



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Josh Campbell-Foreman
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76 Cockington Road, Nottingham
is on the market with our Wollaton branch

158a Bramcote Lane, Wollaton NG8 2QP

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