



**DavidJames**  
the estate agent

**140 Front Street, Arnold, Nottingham, NG5 7EG**

**£695 Per Calendar Month**



## About This Property

Welcome to this modern 2nd floor apartment nestled within the new development of Byron House on Front Street in Arnold. Upon entering, you're greeted by an inviting entrance hall equipped with an intercom system for added security, a sleek shower room complete with an electric shower, a double bedroom with grey carpets, an open plan living area with grey carpets and a well-appointed kitchen featuring an integrated oven, hob, and extractor.

### TENANCY DETAILS

Available From: 20th June 2025

Tenancy Term: Minimum 6 months

Furnishing: Unfurnished

EPC Rating: C

Council Band: A

Pets: Not permitted



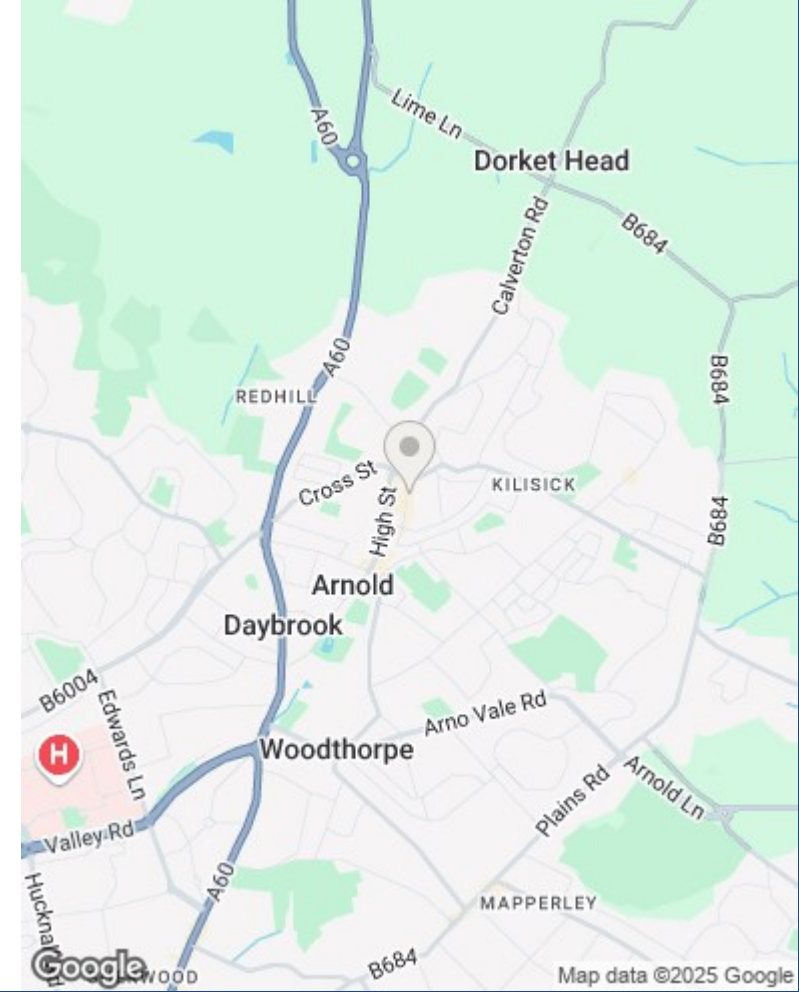
- BRAND NEW 2nd floor apartment
- One double bedroom
- Entrance hall with intercom system
- Sleek shower room with electric shower
- Open plan living
- Living room with grey carpets
- Modern kitchen with integrated oven, hob & extractor
- UPVC double glazing, electric heating
- Option to pay for permit parking nearby (subject to availability)
- Ample amenities and transport links on the doorstep











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**Council Tax Band: A**  
**Gedling Borough Council**

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