



Nuthall Road, Nottingham, NG8 5DB

£750 Per Calendar Month

DavidJames
the estate agent

About This Property

This well-presented first floor, self-contained flat offers spacious and modern accommodation, ideal for professionals. Accessed via a private ground floor entrance with stairs leading to the main living space, the property comprises a generous lounge/dining room providing a bright and comfortable setting. The modern kitchen is fitted with white units and integrated cooking appliances, offering both practicality and a clean contemporary finish. There are two well-proportioned double bedrooms, along with a shower room/WC. The property has been freshly decorated throughout, creating a light and neutral living environment ready for immediate occupation. Further benefits include UPVC double glazing and gas central heating for year-round comfort and efficiency. Situated in a fantastic location in Nottingham, the property enjoys excellent transport links and easy access to a wide range of local amenities, making it a highly convenient place to call home.

TENANCY DETAILS

Available From: NOW

Tenancy Term: Minimum 6 months

Furnishing: Unfurnished

EPC Rating: D

Council Band: A

Pets: Not permitted

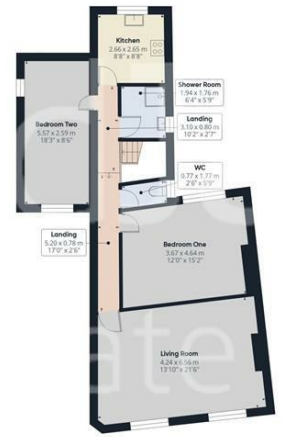
- Self-contained first floor flat
- Two double bedrooms
- Private ground floor entrance
- Spacious lounge/dining room
- Modern fitted kitchen with integrated appliances
- Shower room/WC
- Freshly decorated throughout
- UPVC double glazing
- Gas central heating
- Excellent location with great transport links and nearby amenities







Floor 0



Floor 1

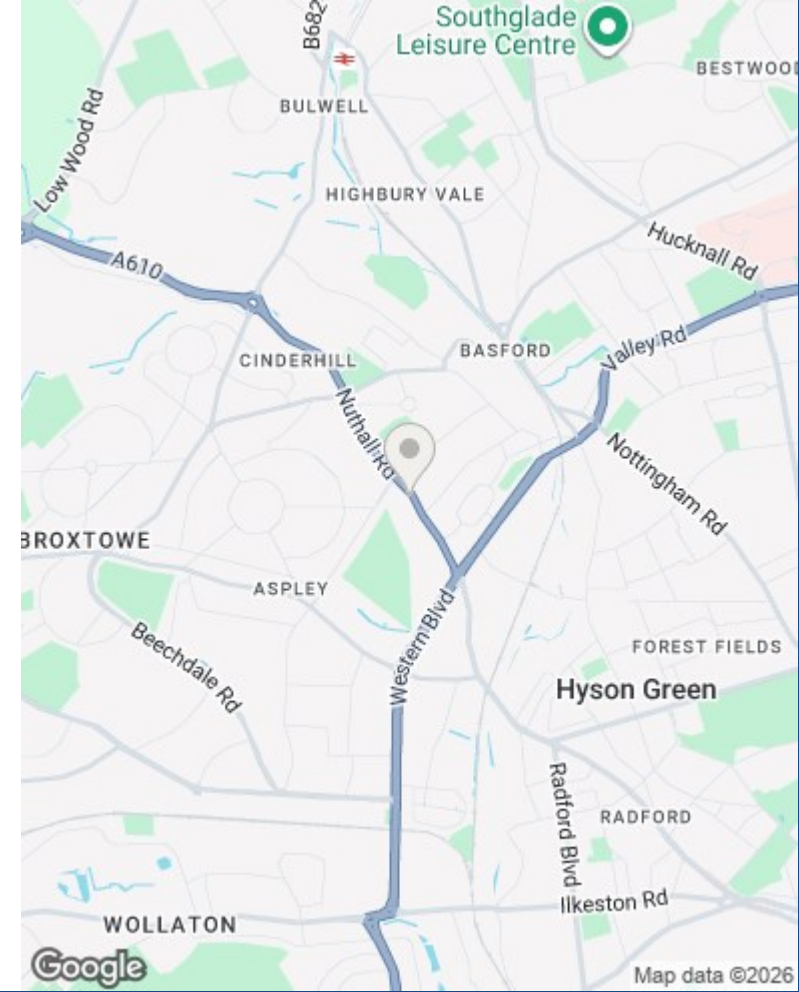


Approximate total area⁽¹⁾
84 m²
904 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Council Tax Band: A
Nottingham City Council

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