

The image shows a bright, modern apartment interior. The floor is made of light-colored wood in a herringbone pattern. The walls are a neutral, light beige color with white crown molding. On the left, there are two large windows with white frames and a white radiator below them. In the background, a kitchen area is visible with grey cabinets, a white countertop, and built-in ovens. A yellow square in the top right corner contains the text 'ROYSTON & LUND' in a dark green, serif font.

ROYSTON  
& LUND

Apartment 8 Mundella House, 54 Green Street, , Nottingham, NG2 2LA  
Asking Price £250,000

# Apartment 8 Mundella House, Nottingham, NG2 2LA

Asking Price £250,000

A modern apartment in a period art deco building with high ceilings, original features and a unique courtyard garden.

A large open plan feel includes an expansive kitchen, living and dining area and two double bedrooms, bathroom and additional separate W.C. The total floor area is approximately 89 sq m / 960 sq ft. With large windows and lots of natural light, the living spaces sensitively reimagine the qualities of this unique building.

Situated next to the beautiful green spaces of Victoria Embankment, this home enjoys an excellent location for an active and healthy lifestyle. Riverside walks, playgrounds, running and cycling are all on your doorstep. Set in the Old Meadows Conservation area, the location is further characterised by its unique and historic architecture, formal gardens, monuments, band stands and annual festivals.

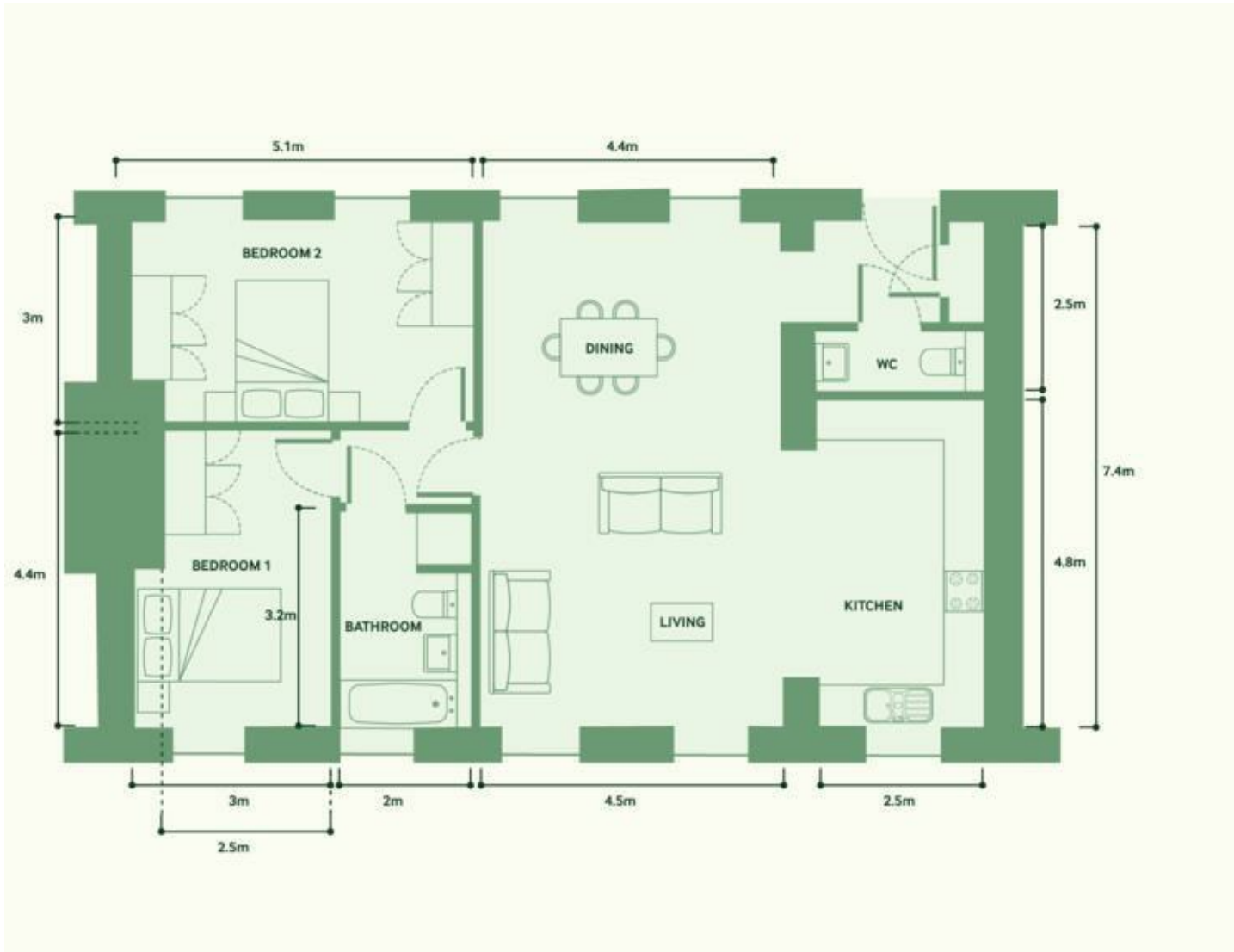
The home forms part of Meadows Green, a new development by Blueprint - one of Nottingham's most innovative developers and responsible for some of the most critically heralded property developments in the region.

Tenure: Long Leasehold/Share of Freehold  
Service Charge £117.39 PCM

- Art Deco building refurbished to a high standard
- Sought after location in Old Meadows Conservation Area next to Victoria Embankment
- Within walking distance of West Bridgford & City Centre
- Sheltered courtyard garden
- High ceilings, Crittall inspired large Velfac windows
- Fully fitted kitchen with soft close doors and solid surface worktop
- Neff integrated oven and induction hob
- Integrated dishwasher, washing machine and fridge freezer
- Herringbone wooden flooring to living areas
- Honeywell Evohome smart heating controls







Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
	Current	Potential	
Very energy efficient - lower running costs			
(92 plus) A			Very environmentally friendly - lower CO <sub>2</sub> emissions
(81-91) B			(82 plus) A
(69-80) C			(81-91) B
(55-68) D			(69-80) C
(39-54) E			(55-68) D
(21-38) F			(39-54) E
(1-20) G			(21-38) F
Not energy efficient - higher running costs			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	



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