

HoldenCopley

PREPARE TO BE MOVED

Beech Court, Mapperley, Nottinghamshire NG3 5PZ

£700 PCM

60 YEARS PLUS...

This charming one bedroom first floor apartment exclusively for the over 60's is situated within this purpose built retirement development providing peace of mind, security and a range of services. Available long term, the apartment comprises of one double bedroom with a built in wardrobe, a lounge with feature fireplace, kitchen with a range of both integrated and freestanding appliances serviced by a three piece bathroom suite. Located just a short walk from the shops on Mapperley Top the location is highly sought after and includes amenities such as shops, a doctors surgery, dentist and public transport to the City Centre. The developments services include a lift, resident lounge, 24 hour emergency careline, laundry, communal gardens and a car park for residents and guests.

AVAILABLE NOW!



- Second Floor Maisonette
- One Double Bedroom
- Fitted Kitchen
- Spacious Living Room With Feature Fireplace
- Three Piece Bathroom Suite
- Lift Access
- Communal Garden
- Sought after Location
- Car Park Available
- Over 60's Only

ACCOMMODATION

Entrance Hall

The entrance hall has carpeted flooring, wall mounted intercom, in-built storage cupboard, loft hatch, smoke alarm and a single door providing access into the property

Living Room

14'11" x 10'4" (4.55m x 3.15m)

The living room has carpeted flooring, coving to the ceiling, storage heater, feature fireplace with a mantelpiece, hearth and an electric shower, TV point and a UPVC double glazed window

Kitchen

6'11" x 5'2" (2.12m x 1.58m)

The kitchen has tile effect flooring, partially tiled walls, coving to the ceiling, a range of fitted wall and base units with fitted worksurfaces, stainless steel sink with a drainer and taps, freestanding cooker with electric hobs and an extractor unit and a free-standing fridge/freezer

Bedroom

11'5" x 8'7" (3.50m x 2.62m)

The bedroom has carpeted flooring, in-built wardrobes, storage heater and UPVC double glazed window

Bathroom

6'6" x 5'2" (2.00m x 1.59m)

The bathroom has tile effect flooring, fully tiled walls, coving to the ceiling, low level flush WC, wall mounted heater, vanity washbasin with taps, panelled bath with taps and a wall mounted mains-fed shower

OUTSIDE

Outside is access to communal gardens with a range of decorative plants and shrubs, paved seating area and access to a car park providing off street parking



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Beech Court, Mapperley, Nottinghamshire NG3 5PZ

HoldenCopley
PREPARE TO BE MOVED



FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations are an approximate only. They cannot be regarded as being a representation by the seller nor their agent and is for identification only. Not to scale.
© HoldenCopley

0115 8969 800

26 High Street, Arnold, Nottinghamshire, NG5 7DZ

info@holdencopley.co.uk

www.holdencopley.co.uk

Agents Disclaimer: HoldenCopley, their clients and employees are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and HoldenCopley have not tested any services, equipment or facilities. Purchasers must make further investigations and inspections before entering into any agreement.