



Carlin House, Church Street, Beeston
£1,150 pcm

Carlin House, Church Street

Nottingham

Comfort Estates are proud to present this spacious two-bedroom apartment, ideally located within walking distance of Beeston town centre.

Situated on the fourth floor and accessed via Church Lane, this modern apartment offers a bright and contemporary living space.

The property features a stylish white high gloss kitchen with integrated appliances including a dishwasher, microwave, oven, hob, and extractor fan. The kitchen and open-plan living area is complete with laminate flooring and access to a private balcony overlooking the communal courtyard. A separate hallway cupboard houses the washing machine for added convenience.

There are two double bedrooms with neutral carpets, including a master bedroom with fitted wardrobes and a private en-suite bathroom. A further family bathroom with a three-piece suite and shower over bath completes the layout.

Additional benefits include secure allocated parking, lift access to all floors, and excellent transport links. The apartment is just moments from Nottingham University, QMC, and Nottingham city centre, with the Styring Street tram stop right on your doorstep.

Offered furnished and available from 24th October 2025.

Comfort Estates are proud to present this spacious two-bedroom apartment, ideally located within walking distance of Beeston town





Carlin House, Church Street

Nottingham

| Two Double Bedrooms | Two Bathrooms | Parking Included | Balcony | Fully Furnished | Open Plan Kitchen & Living Area | Available Late October 2025 | Council Tax band: B

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Two Double Bedrooms
- Fully Furnished
- Walking Distance To Beeston Town Centre
- Private Balcony
- Parking Included
- Open Plan Kitchen & Living Area
- Kitchen Appliances Included
- Two Bathrooms
- Available 24th October 2025



Open Plan Kitchen & Living Area - 21' 5" x 17' 0" (6.54m x 5.19m)

Spacious open-plan kitchen and living area – furnished with sofas, a coffee table, dining table with chairs, and a handy desk space. The room also benefits from a private balcony with views over the communal gardens. The modern kitchen comes fully equipped with a fridge, freezer, hob, oven and dishwasher, with stylish laminate-effect flooring completing the space.

Bedroom 1 - 17' 5" x 13' 7" (5.31m x 4.15m)

Spacious double bedroom featuring built-in storage, bed and headboard. Neutrally decorated with fresh white walls and soft cream carpets, creating a bright and inviting space. This bedroom also has direct access to an ensuite bathroom.

Bedroom 2 - 13' 8" x 11' 1" (4.16m x 3.37m)

Second double bedroom furnished with a bed, wardrobe, and drawers. Neutrally decorated with white walls and cream carpets, offering a clean and versatile space.

Hallway - 9' 6" x 8' 11" (2.90m x 2.73m)

On entry, the property opens into a hallway area with a handy storage cupboard that houses the washing machine.

Bathroom - 9' 2" x 5' 3" (2.79m x 1.59m)

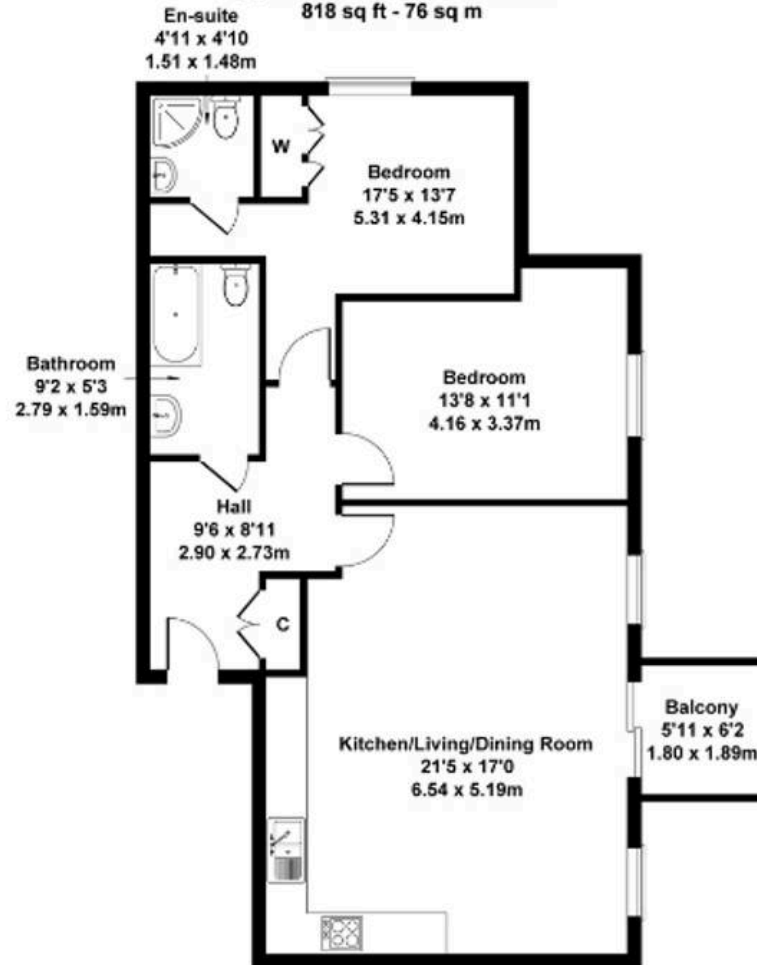
The property features a spacious bathroom complete with a shower over the bath, toilet, sink, and mirror. Finished with white tiled flooring, blue tiling around the bath and shower, and white walls, it offers a clean and modern look.

En-suite Bathroom - 4' 11" x 4' 10" (1.51m x 1.48m)

The en-suite bathroom includes a shower cubicle, toilet, sink, and mirror. Decorated with white walls and blue tiling in the shower area, it has a clean and modern finish.



Approximate Gross Internal Area
818 sq ft - 76 sq m



Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.



Comfort Estates

Comfort Estates, 47 Derby Road - NG1 5AW

0115 9338997 • info@comfortestates.co.uk • www.comfortestates.co.uk