



## Flat 1, 2 St. James's Terrace, Nottingham, NG1 6FW

£1,250

- Available September 2025
- New Refurbished Property
- Gas Central Heating
- Furnished
- Council Tax A
- One bedroom Luxury Accommodation
- Stylish Accommodation
- Integrated Appliances
- Being offered to Students and Professionals
- EPC C



# 2 St. James's Terrace, Nottingham NG1 6FW

Mulberry Lane Estates and Lettings are proud to bring to the market this Brand new Luxury One bedroom Apartment in the sought after area of the City!

Being offered to both students and professionals!

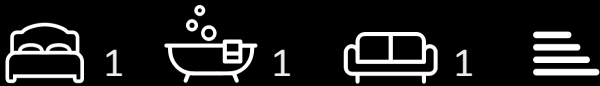
Available September 2025!

The property offers a fully fitted open plan living/kitchen, a large double bedroom and a modern bathroom. The property is furnished to a high standard and benefits from gas central heating and double glazing.

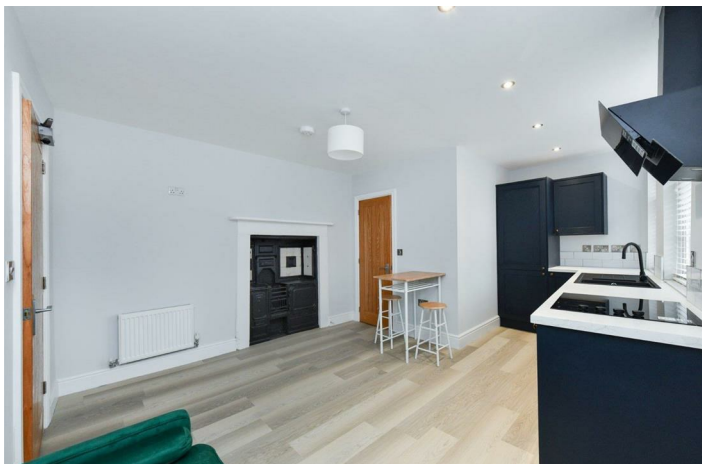
Located close to NTU City Campus and with easy access to transport links to Clifton campus, Brackenhurst campus and Uni of Nottingham Jubilee campus this property is in the ideal location for all Nottingham students and professionals!

In the heart of the City Centre with everything on your doorstep.

Call Mulberry Lane to arrange a viewing!



Council Tax Band: A



### About

Located close to NTU City Campus and with easy access to transport links to Clifton Campus and Uni of Nottingham campus this property is in the ideal location for all Nottingham students and great transport links for professional's.

### Building

This listed building has undergone a full refurbishment from a commercial office space to four apartments. The conversion is now fully complete, ready to move in!

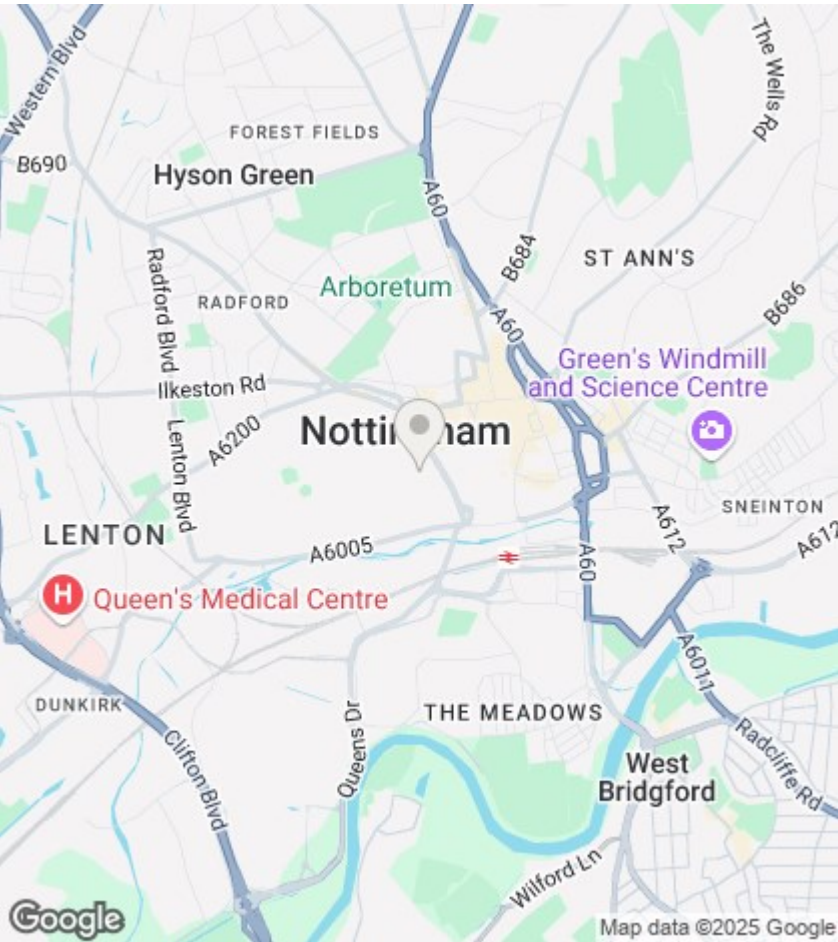
### Apartment

Brand new refurbished apartment with original features such as a original argo stove.

Within the lounge area there is a sofa & coffee table, creating a social space to relax, an open plan kitchen with integrated appliances including a fridge freezer, oven and microwave.

The large bedroom area is provided with a double bed, wardrobe, bedside table, desk and chair. and is complete with original fireplace.

There is also a modern bathroom benefiting from a modern fitted shower, WC and sink.



Directions

Viewings

Viewings by arrangement only. Call 01157042554 to make an appointment.

EPC Rating:

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