



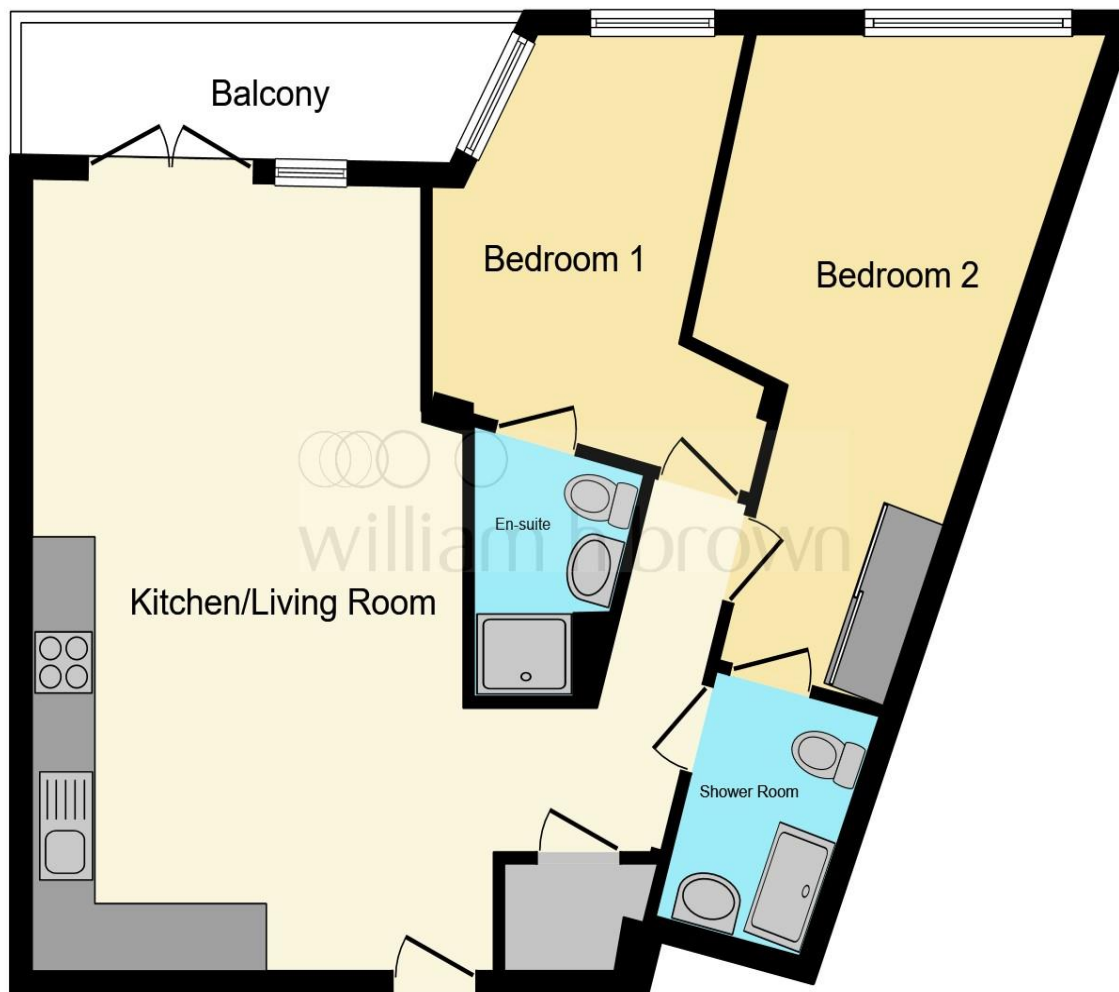
Yacht Club Place Trent Lane, Nottingham NG2 4RN

welcome to

Yacht Club Place Trent Lane, Nottingham

MODERN TWO BEDROOM APARTMENT located within Yacht Club Place in the SOUGHT AFTER NG2. OPEN PLAN KITCHEN/LIVING and PRIVATE BALCONY. VIEWS OVERLOOKING THE RIVER and ALLOCATED PARKING SPACE. Nottingham rail station LESS THAN TWO MILES AWAY.





Open Plan Kitchen Living Space

24' 1" MAX x 12' 4" MAX (7.34m MAX x 3.76m MAX)

Bedroom One

11' 5" MAX x 13' 1" MAX (3.48m MAX x 3.99m MAX)

Bedroom Two

18' 2" MAX x 8' 4" MAX (5.54m MAX x 2.54m MAX)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Yacht Club Place Trent Lane, Nottingham

- Council Tax Band: D
- TWO DOUBLE BEDROOMS
- THREE PIECE SHOWER ROOM & EN-SUITE
- OPEN PLAN MODERN KITCHEN/LIVING SPACE
- PRIVATE BALCONY

Tenure: Leasehold EPC Rating: B

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

guide price

£290,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/NVS118366



Property Ref:
NVS118366 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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