



DavidJames
the estate agent

Haywood Road, Mapperley, Nottingham, NG3 6AE

£1,500 Per Calendar Month

About This Property

Situated in a sought-after street in Mapperley, this semi-detached house offers a blend of character and contemporary living. The entrance hall welcomes you into a spacious lounge/dining room, featuring a charming bay window that bathes the lounge in natural light and French doors in the dining area that lead to the beautifully maintained rear garden. The kitchen/dining room has ample units, an integrated oven, hob, and extractor, and another set of French doors that open onto the garden, creating a seamless indoor-outdoor living experience. The property boasts three well-appointed bedrooms, with bedroom one being particularly generous in size, showcasing two front elevation windows that enhance the sense of space and light. The modern bathroom is finished with a white suite and a mains shower, complemented by a distinctive stain glass panelled door. Outside, the rear garden offers multiple patio areas, a lush lawn, and useful storage whilst off-street parking to the front adds convenience to this home, which is just a short stroll from Mapperley's vibrant amenities. VIDEO TOUR AVAILABLE!

TENANCY DETAILS

Available From: NOW

Tenancy Term: 12 months

Furnishing: Unfurnished

EPC Rating: D

Council Band: C

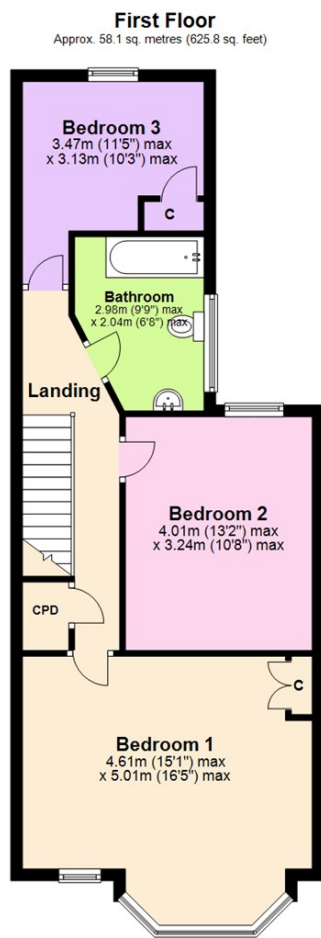
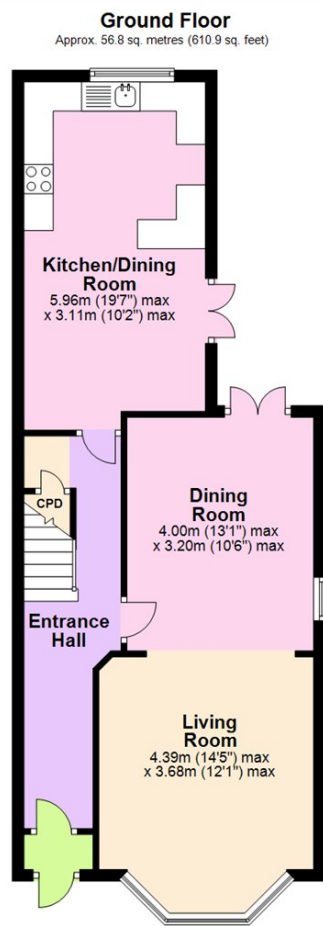
Pets: Not permitted



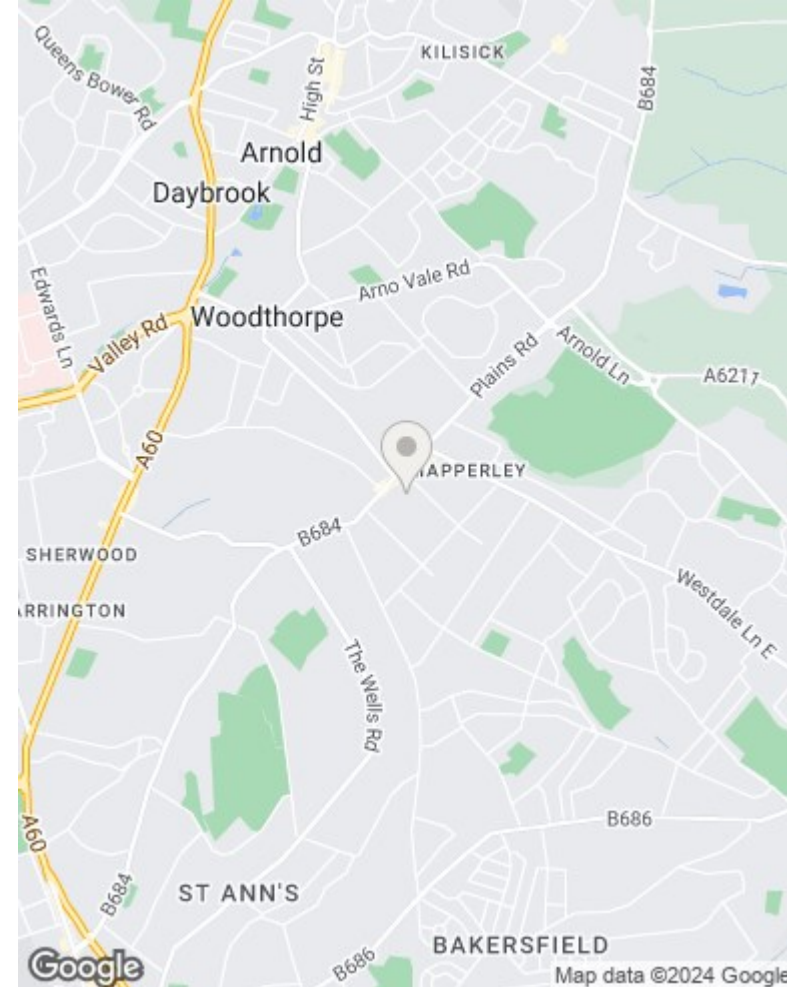
- Semi-detached house a short stroll from Mapperley's vibrant amenities
- Three bedrooms
- Entrance hall
- Spacious & bright lounge/dining room
- Kitchen/dining room with integrated oven, hob & extractor
- Modern 1st floor bathroom with white suite & mains shower
- Gas central heating
- Majority double glazing
- Rear garden with patio areas, lawn & storage
- Off-street parking







Total area: approx. 114.9 sq. metres (1236.7 sq. feet)



These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No person in the employment of David James Estate Agents Ltd has any authority to make any representation whatsoever in relation to the property. All services, together with electrical fittings or fitted appliances have NOT been tested. All the measurements given in the details are approximate. Floor plans are for illustrative purposes only and are not drawn to scale. The position and size of doors, windows, appliances and other features are approximate only. The photographs of this property have been taken with a 10mm wide-angle lens. No responsibility can be accepted for any loss or expense incurred in viewing. If you have a property to sell you may wish to take advantage of our free valuation service. David James Estate Agents have established professional relationships with third-party suppliers for the provision of services to Clients. As remuneration for this professional relationship, the agent receives referral commission from the third-party company. David James Estate Agents receives the following commission from each third party supplier on a per referral basis: W A Barnes Ltd: £60 including VAT. All Moves UK Ltd: 18% including VAT of the invoice total (£107 including VAT average). MoveWithUs Limited: £188 including VAT (average).

Council Tax Band: C
Gedling Borough Council

DavidJames
the estate agent

David James Estate Agents
45b Plains Road, Mapperley, Nottingham, NG3 5JU
t: 0115 962 4213 e: lettings@david-james.com

naea | propertymark
PROTECTED

The Property Ombudsman