



1



1



1



E

**DavidJames**  
the estate agent

**Chestnut Grove, Mapperley Park, Nottingham, NG3 5AD**

**£795 Per Calendar Month**



## About This Property

A spacious, newly refurbished, self-contained flat in a beautiful house in Mapperley Park. Set on the first floor, with it's own private entrance accessed via an external staircase, the apartment boasts a newly fitted shower room, a newly fitted kitchen with grey units and integrated oven, hob and extractor, a large living room and a double bedroom with two fitted wardrobes. The modern touches are complimented by traditional charm including high ceilings and sash style windows. A peaceful location on a tree-lined road, within walking distance of the city centre - would suit professionals.

### TENANCY DETAILS

Available From: NOW

Tenancy Term: Minimum 6 months

Furnishing: Unfurnished

EPC Rating: E

Council Band: A

Pets: Not permitted



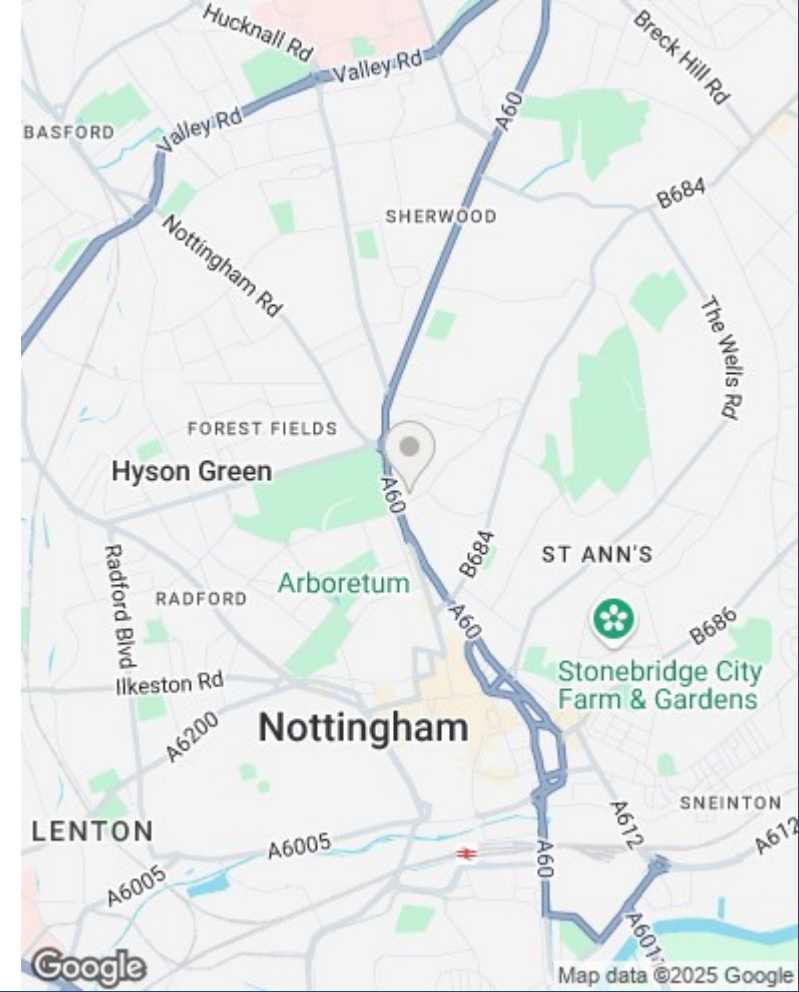
- NEWLY REFURBISHED first floor flat
- One double bedroom with two fitted wardrobes
- Newly fitted shower room
- Newly fitted kitchen with integrated oven, hob & extractor
- Spacious living room with feature fireplace
- Sash style windows
- Electric heating
- Self-contained with own private entrance
- On-street permit parking available
- Walking distance to Nottingham City Centre!











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: A Nottingham City 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](mailto:lettings@david-james.com)

naea | **propertymark**  
**PROTECTED**

