



TATTERSHALLS

NOTTINGHAM



- Spacious Town House
- Generous Lounge/ Dining area
- Modern Kitchen
- Three Double Bedrooms

Friars Court, Lenton Road, The Park, Nottingham, NG7 1EW

£280,000

Delightful spacious three-bedroom town house, with generous lounge, modern kitchen. Offered with No Upward Chain. Viewing highly recommended.

Property Description

*** GUIDE PRICE £280,000 ***

Presenting this delightful three-bedroom town house in the highly regarded Park Estate.

Located in Friars Court, the property benefits from kitchen with a range of fitted units and access to converted garage which has previously been used as an office but is a multi-purpose room. There is a generous sized lounge with entrance to the front of the property and stairs to first floor landing with large storage cupboard. Three spacious bedrooms, modern bathroom with three-piece suite with shower over the bath and storage cupboard. Outside to the rear, there is a private courtyard area.

Viewing is highly recommended to appreciate the size of the accommodation.

Council Tax band D
Freehold

Situated in the sought after area- The Park Estate, the property is walking distance to Nottingham City Centre with excellent rail links to London St Pancras. The Park is a private estate, once the deer grounds of Nottingham Castle and now one of Nottingham's most exclusive residential locations, home to a number of clubs including tennis and squash. The Park has a friendly atmosphere and is a welcoming community of professional people. Truly a village within the city centre- so the very





best of both worlds!

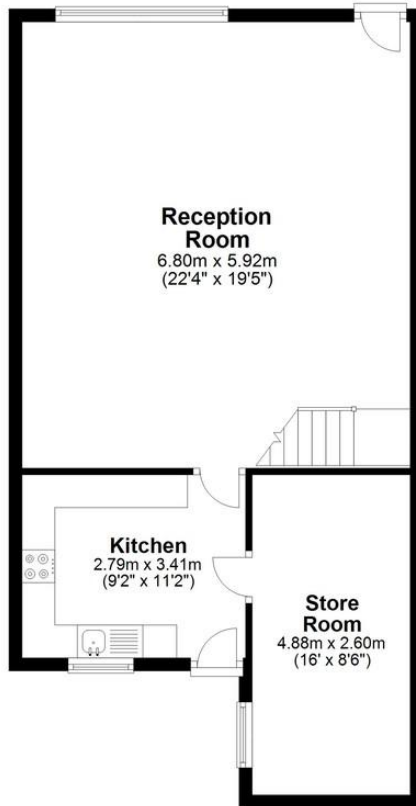
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Money Laundering

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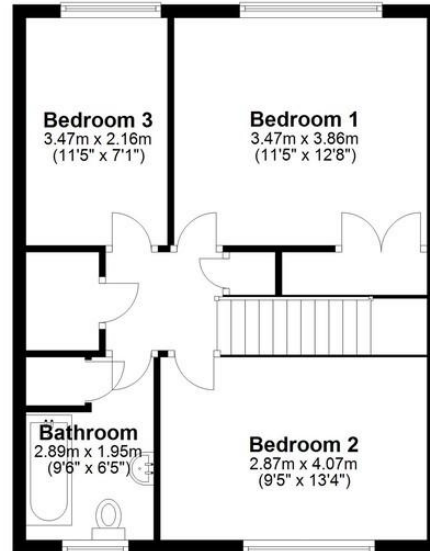
Ground Floor

Approx. 63.3 sq. metres (681.7 sq. feet)



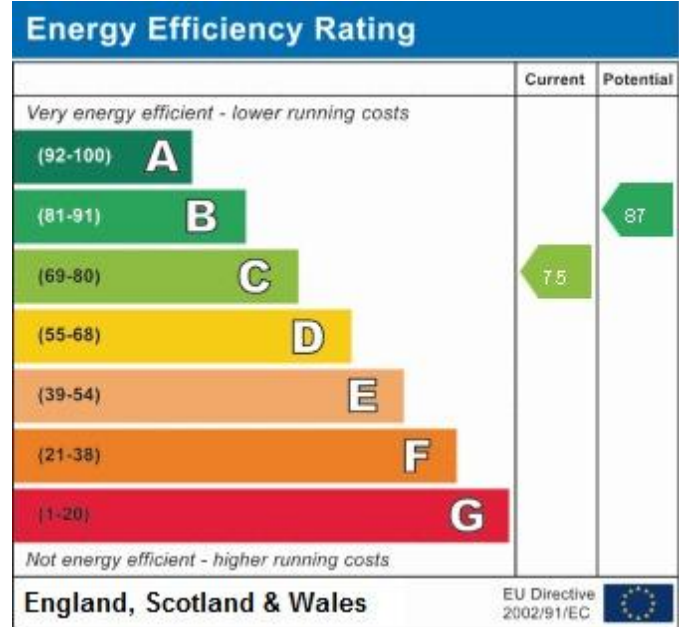
First Floor

Approx. 49.2 sq. metres (530.0 sq. feet)



Total area: approx. 112.6 sq. metres (1211.6 sq. feet)

Floor Plan measurements are approximate and are for illustrative purposes only.
Plan produced using PlanUp.



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements