

# Park Drive

The Park  
Nottingham  
NG7 1DB

**Asking Price Of £159,950**



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Location



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Video



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0115 841 1155



- Beautiful Period Conversion
- Top Floor Apartment
- Duplex in style
- Bedroom
- Modern En-Suite Bathroom
- Lounge
- Modern Kitchen with Appliances
- Gated Parking Space
- EPC Rating D
- Internal Area Approx. 436.0 Sqft
- VIEWING RECOMMENDED

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### Key Features

Located within easy reach of Nottingham's icon Castle, City centre, and its associated amenities lies Asley house, an aesthetically pleasing period conversion with apartment eight located on the top floor.

Offering many features, the accommodation briefly comprises; communal entrance hall with staircase ascending to the upper levels, and in turn apartment eight's private entrance hall, opening out onto the lounge, with window allowing natural light to flow, and staircase rising to the upper floor. The kitchen, which is accessed via the lounge, offers a range of modern units and appliances. Whilst the upper floor features the bedroom, with access to a modern ensuite bathroom.

Outside, there is a gated parking space for one car. Viewing recommended.

These sales particulars have been prepared by FHP Living on the instruction of the vendor. Services, equipment and fittings mentioned in these particulars have NOT been tested, and as such, no warranties can be given. Prospective purchasers are advised to make their own enquiries regarding such matters. These sales particulars are produced in good faith and are not intended to form part of a contract. Whilst FHP Living have taken care in obtaining internal measurements, they should only be regarded as approximate.

Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.



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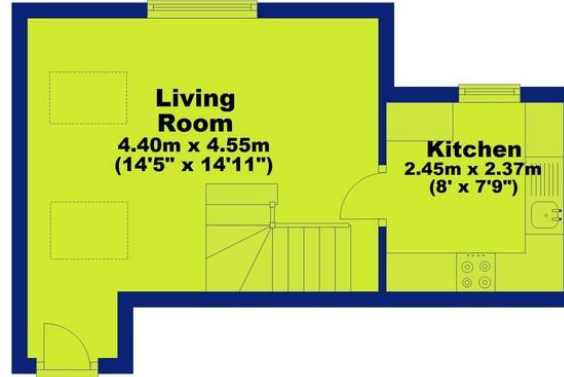


Contact

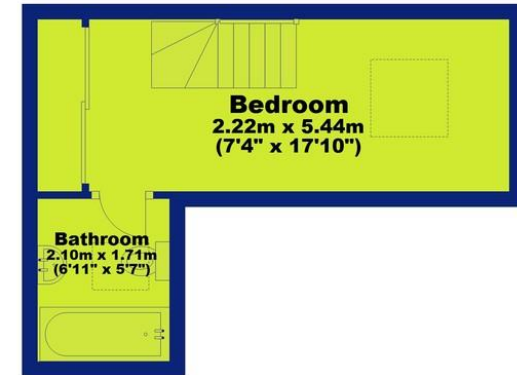
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**Second Floor**  
Approx. 23.2 sq. metres (249.3 sq. feet)

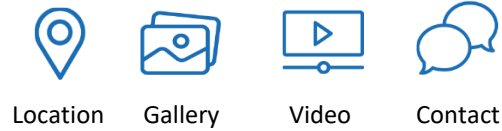


**Third Floor**  
Approx. 17.3 sq. metres (186.7 sq. feet)

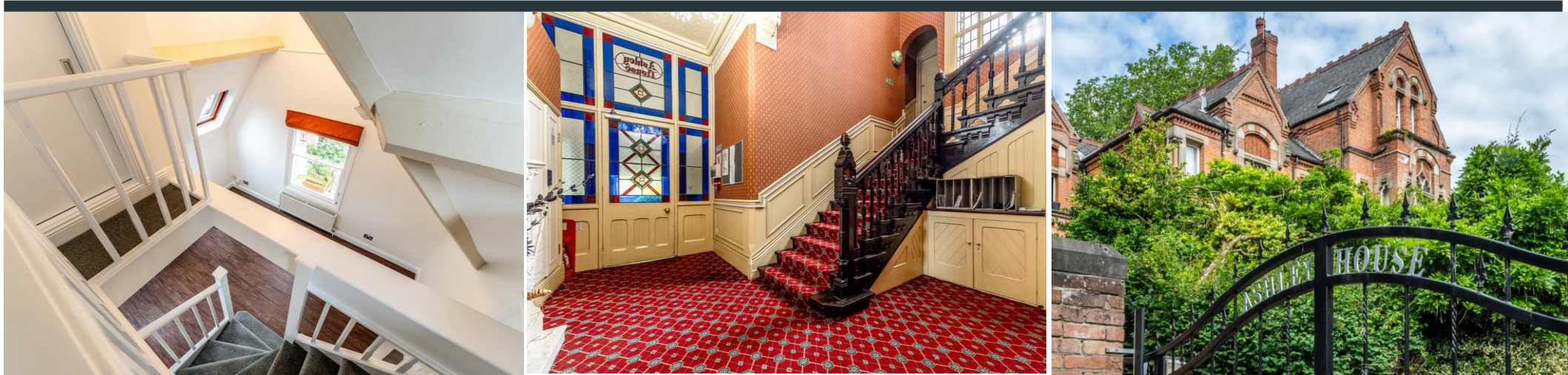


**Total area: approx. 40.5 sq. metres (436.0 sq. feet)**

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### *Interested in this home?*

Contact the FHP Living Team on 0115 841 1155

23 Bridgford Road  
West Bridgford  
Nottingham  
NG2 6AU

1 Weekday Cross  
The Lace Market  
Nottingham  
NG1 2GB

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         |           |
| 69-80 | C             |         | 78 C      |
| 55-68 | D             | 59 D    |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

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