

Cyprus Road

Mapperley Park
Nottingham
NG3 5ED

Offers Over £599,950



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0115 841 1155



- Delightful Traditional Home/Conservation Area
- Corner Plot Position
- Spanning Two Floors
- Four Bedrooms
- Two Modern Bathrooms
- Dining Kitchen with Appliances
- Utility Room/Lounge/Dining Room
- Integral Garage/Driveway
- Established Garden
- Many Features
- Internal Area Approx. 1826 Sqft inc Garage
- EPC - D

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Cyprus Road, Mapperley Park, Nottingham, NG3 5ED

Key Features

FHP Living feels privileged to offer for sale this delightful traditional home occupying a corner position within easy reach of the Nottingham city centre and its associated amenities.

This captivating property exudes timeless charm with its traditional architecture and prime location within this delightful conservation area.

Offering a spacious layout spanning over 1800 Sqft, inclusive of the integral garage. The interior features two inviting reception rooms, a well-appointed dining kitchen, convenient utility room, and a welcoming entrance hall with a cloaks/WC.

To the first floor, four bedrooms await, including a master suite with an en-suite bathroom, supplemented by a family bathroom. Whilst outside, the lawned garden envelops the front and side of the home, accentuated by flourishing borders, while the adjacent driveway ensures off-road parking. 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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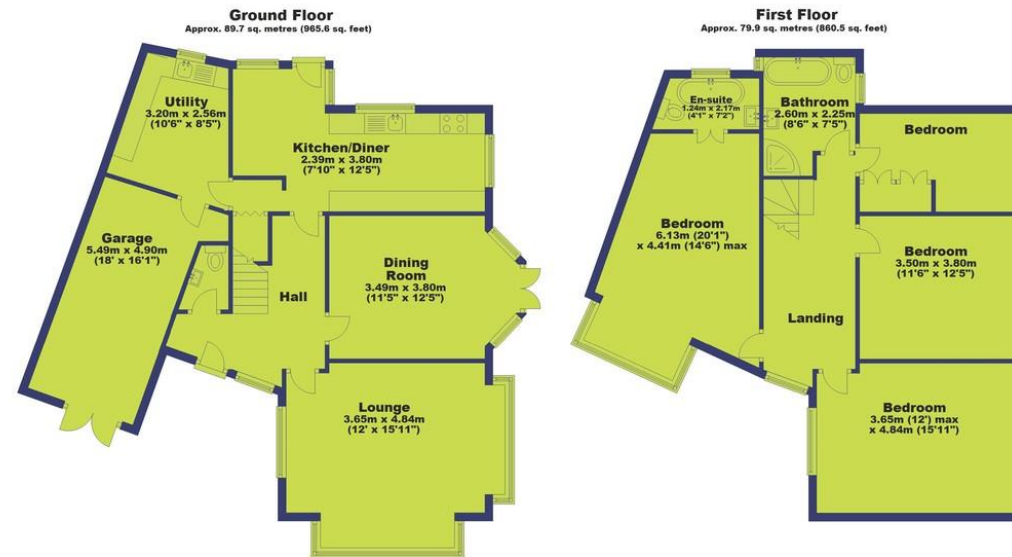


Video



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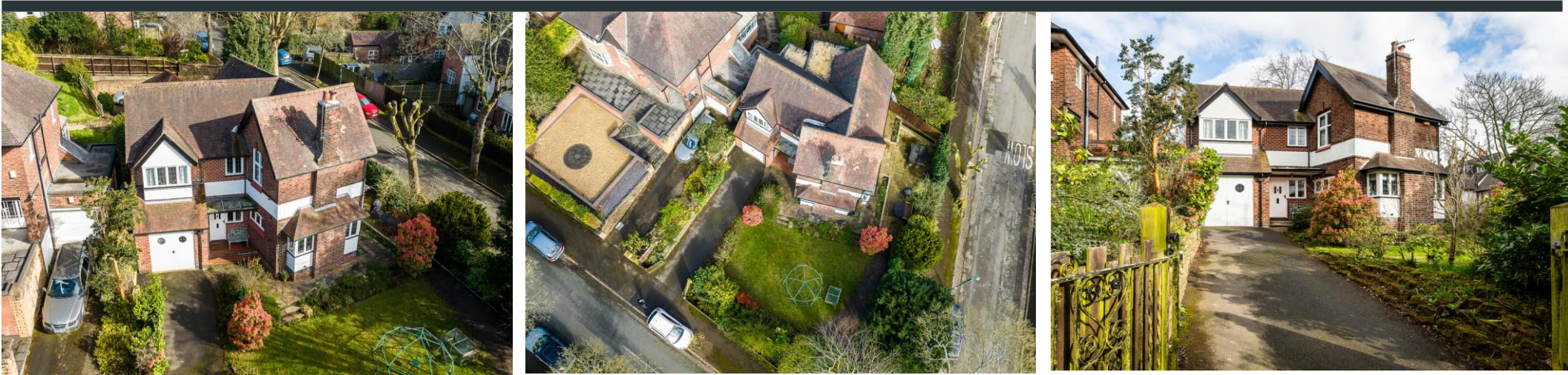


Total area: approx. 169.7 sq. metres (1826.2 sq. feet)

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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		82 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

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