

# Clumber Road West

The Park  
Nottingham  
NG7 1EF

**Asking Price Of £175,000**



Click for further information:-



Location



Gallery



Video



Contact



0115 841 1155



- Charming Coach House
- Popular Location
- Spanning Two Floors
- One Bedroom
- Lounge
- Kitchen
- Shower Room
- EPC Rating C
- Internal Area Approx. 466 Sq ft
- EPC Rating C



Clumber Road West, [The Park, Nottingham, NG7 1EF](#)

## Key Features

This one-bedroom, two-storey residence offers a cozy yet stylish living space. The open-plan layout of the lounge and kitchen creates a sense of modernity, while the fitted units and appliances ensure convenience for daily living. The modern shower room adds a touch of flair and the first-floor bedroom provides a private retreat.

Being situated within the prestigious Park Estate offers not only a beautiful setting, but also easy access to the vibrant amenities of the Nottingham city centre, including shops, bars, restaurants, and train station. A perfect blend of comfort and convenience.

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.





0115 841 1155



Location



Gallery



Video



Contact

Clumber Road West, The Park, Nottingham, NG7 1EF



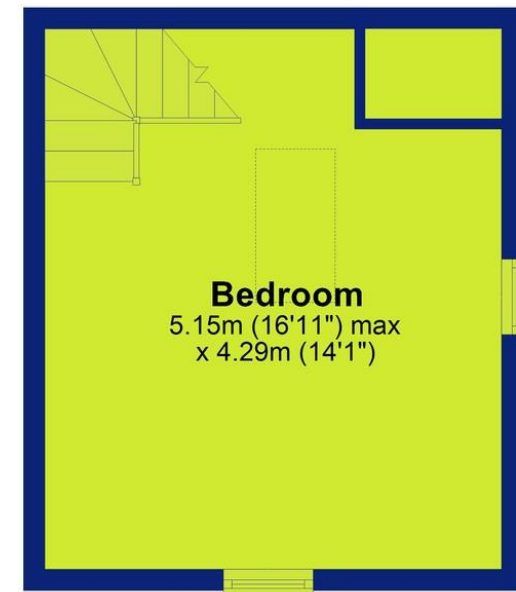
### Ground Floor

Approx. 21.3 sq. metres (229.2 sq. feet)



### First Floor

Approx. 22.1 sq. metres (237.4 sq. feet)



Total area: approx. 43.3 sq. metres (466.5 sq. feet)

0115 841 1155

- Location
- Gallery
- Video
- Contact

Clumber Road West, The Park, Nottingham, NG7 1EF



### 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		92 A
81-91	B		
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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.