

Amelia House, Cavendish Crescent South

The Park
Nottingham
NG7 1ED

Asking Price Of £195,000



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Location



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Video



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0115 841 1155



- Popular Location
- Charming Period Conversion
- First Floor Apartment
- Communal Entrance Hall
- Private Entrance Hall
- Open Plan Split Level Lounge/kitchen
- Small Utility
- Bedroom, Bathroom with Suite
- Many Features
- Internal Area Approx. 523 sq ft



Amelia House, 19 Cavendish Crescent South, The Park, Nottingham, NG7 1ED

Key Features

Featuring a welcoming communal entrance hall shared with other residents. The first floor private entrance hall provides access to a small utility and open plan lounge/kitchen, a versatile area, with the kitchen split level with the lounge, fitted with a range units and appliances, offering a blend of modern convenience and historic charm. The ornamental fireplace in the lounge adds a touch of period elegance and serves as a focal point, whereas the high level ceiling enhances the sense of space and light, characteristic of Victorian design.

The Bedroom is comfortable providing a peaceful retreat and the modern bathroom is equipped with a stylish suite, providing functionality with modern aesthetics.

The apartment offers a unique living experience with its blend of historical charm and modern amenities, all within the exclusive Park Estate. 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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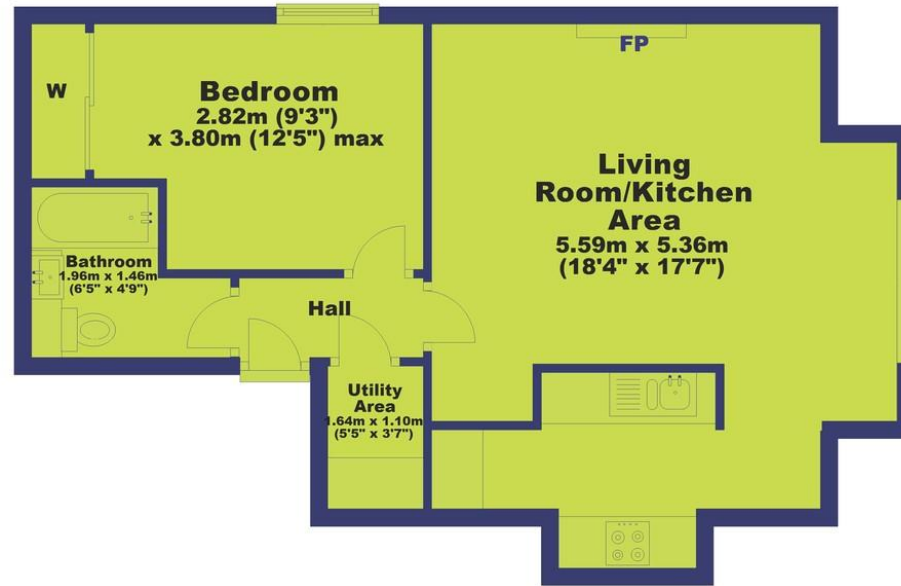


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Ground Floor 3.30 2.82
Approx. 48.7 sq. metres (523.8 sq. feet)



Total area: approx. 48.7 sq. metres (523.8 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		
55-68	D		63 D
39-54	E	53 E	
21-38	F		
1-20	G		

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