

Huntingdon Drive

The Park
Nottingham
NG7 1BW

Asking Price Of £1,250,000



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- Fabulous Detached Residence
- Well Presented Throughout
- Wealth of Features
- Popular Park Location
- Spanning Four Floors
- Five Bedrooms
- Two Attractive Bath/Shower Rooms
- Fabulous Breakfast Kitchen with Classic Units
- Two Elegant Reception Rooms
- Entrance Hall Cloaks/WC
- Basement Rooms
- Double Garage
- Established Rear Garden
- Internal Area Approx. 3,475 Sqft Inc basement, plus Garage

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Key Features

Spanning four floors, the property welcomes you through an inviting entrance porch and elegant hallway with virtual full height doors setting a refined ambiance from the outset. The centre piece of the home is the fabulous spacious kitchen, boasting classic units, quartz work surfaces, quality appliances, a stylish island unit, seating area, and seamless access to the utility area and garage.

Both reception rooms are impeccably styled, featuring ornamental fireplaces, one with large bay window with seating that floods the room with natural light, the other with French-style doors which lead gracefully to the rear garden, creating an indoor-outdoor flow.

The basement level offers versatility with three principal rooms and the potential for a wine cellar, catering to various lifestyle needs.

On the first floor, four bedrooms await, including one with a balcony and bay window with seating, enhancing the charm and brightness of the space. In addition, there is a well-appointed bathroom with an attractive suite providing convenience and luxury.

Ascending to the second floor reveals the master suite, a private oasis comprising bedroom, small dressing room, and a lavish en-suite bathroom complete with free standing bath and separate shower, offering indulgent comfort and tranquility.

Outside, the property boasts an off-road parking space, double garage, and a predominantly lawned rear garden adorned with a patio area, garden shrubbery beds, and borders, providing ample space for outdoor relaxation and entertaining.

With its blend of timeless charm, modern comforts, and prime location, this property epitomises luxury living at its finest.

Viewing is highly recommended to fully appreciate the sophistication and allure it exudes.

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.

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Total area: approx. 358.7 sq. metres (3861.3 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		80 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

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