

The Park Octagon

The Park
Nottingham
NG7 1AF

Asking Price Of £289,950



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0115 841 1155



- Contemporary Development
- Convenient Location
- First Floor Apartment
- Two Bedrooms
- Two Stylish Bath/Shower Rooms
- Spacious Open Lounge
- Dining/Kitchen
- Study
- Modern Fitted Kitchen Area with Appliances
- Communal Lift & Stairway
- Many Features
- Private Entrance Hall with Storage
- Undercroft Parking Space
- Internal Area Approx. 1059 Sqft



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The Park Octagon, The Park, Nottingham, NG7 1AF

Key Features

This property combines modern living with convenient access to the city's vibrant centre. Notable amenities include the renowned Nottingham Castle and train station, offering ease of travel and a rich cultural experience. Situated on the first floor of a contemporary apartment complex on the edge of one of Nottingham's most prestigious locations.

The accommodation itself is designed to a high standard and features numerous appealing aspects. The communal entrance hall is equipped with a secure lift and stairway, ensuring both convenience and security for residents.

Upon entering the first-floor apartment, you are welcomed by a private entrance hall, complete with ample storage. This leads to a spacious open-plan lounge/dining room, providing an ideal space for relaxation and entertaining. The adjoining open plan kitchen with an adjacent study area enhance the living space, with the kitchen boasting a modern design and fitted with a range of units and appliances, highlighted by elegant granite work surfaces.

In addition, the apartment offers two bedrooms, the master of which benefits from a stylish en-suite shower room, offering a private and luxurious space. Additionally, there is a further modern bathroom located off the hallway, serving the second bedroom and guests.

Adding to the convenience of the property, there is also an undercroft parking space for one car.

This first-floor apartment within a prestigious development is a perfect blend of contemporary design and prime location, making it an exceptional choice for those seeking a sophisticated urban lifestyle.

Viewing is highly recommended to fully appreciate the quality and features this property has to offer. The flat is leasehold title with 976 years remaining on the Lease. Council Tax Band F with Nottingham City Council. The Service Charge is £3529 pa (all confirmed by our vendor and should be checked by your solicitor on completion).

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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Total area: approx. 98.4 sq. metres (1059.1 sq. feet)



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The Park Octagon, [The Park](#), Nottingham, NG7 1AF



Interested in this home?

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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

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