

DISTINCTIVE
HOMES
by



Sefton Drive
Mapperley Park, NG3 5ER

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Sefton Drive

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A rare opportunity to purchase this substantial Edwardian home on one of the most desirable and tranquil tree lined roads in Mapperley Park. With beautiful features, landscaped garden and gated driveway.

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Located on one of the most desirable and tranquil tree lined roads in Mapperley Park, this beautifully presented Edwardian semi-detached home, one of only two on the street, offers versatile living across three floors, complemented by secure gated access and ample parking.

Mapperley Park is one of Nottingham's most sought-after residential areas, renowned for its tree-lined avenues, elegant period homes, and peaceful ambience. Ideally positioned, it combines serenity with convenience, just a short distance from Nottingham city centre, highly regarded schools, parks, leisure facilities, and excellent transport links.

The property is approached via a generous driveway with electric gates, providing parking for multiple vehicles, alongside a large, detached garage with an electric door. A well-maintained front garden adds to the home's curb appeal, creating an inviting entrance to the property.

Inside, the ground floor features a stunning porch and welcoming entrance hall, a bright living room with a feature bay window, a formal and spacious dining room with a bay window, and a modern kitchen with central island, utility room, pantry, and cloakroom, plus a WC.





The first floor has a lovely open landing that can also be used as a sitting area perfect for reading and with a door opening onto a balcony overlooking the front garden. There are three spacious bedrooms, including a principal bedroom, and a family bathroom. The top floor offers two further double bedrooms, one with a large built-in storage area, a second family bathroom, and additional cupboard space.

To the rear, a patio area is conveniently accessed from the kitchen, providing an ideal space for outdoor dining or entertaining. Steps lead up to a beautifully landscaped garden with additional seating areas including a patio situated on top of the garage, offering a peaceful and private setting for relaxation, play, or social gatherings.

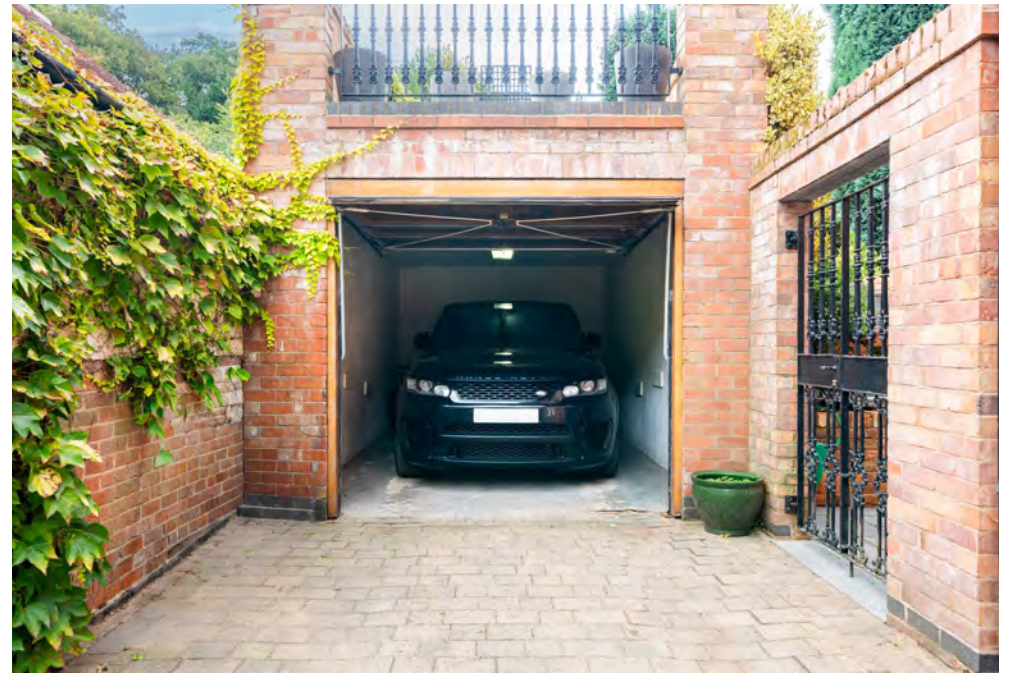
Combining period-style proportions and original features with modern comforts, this five-bedroom, two-bathroom semi-detached home offers multiple reception areas and is beautifully presented throughout, making it the perfect family residence in an exclusive Mapperley Park location.

With no upward chain, this house is ready to move into!



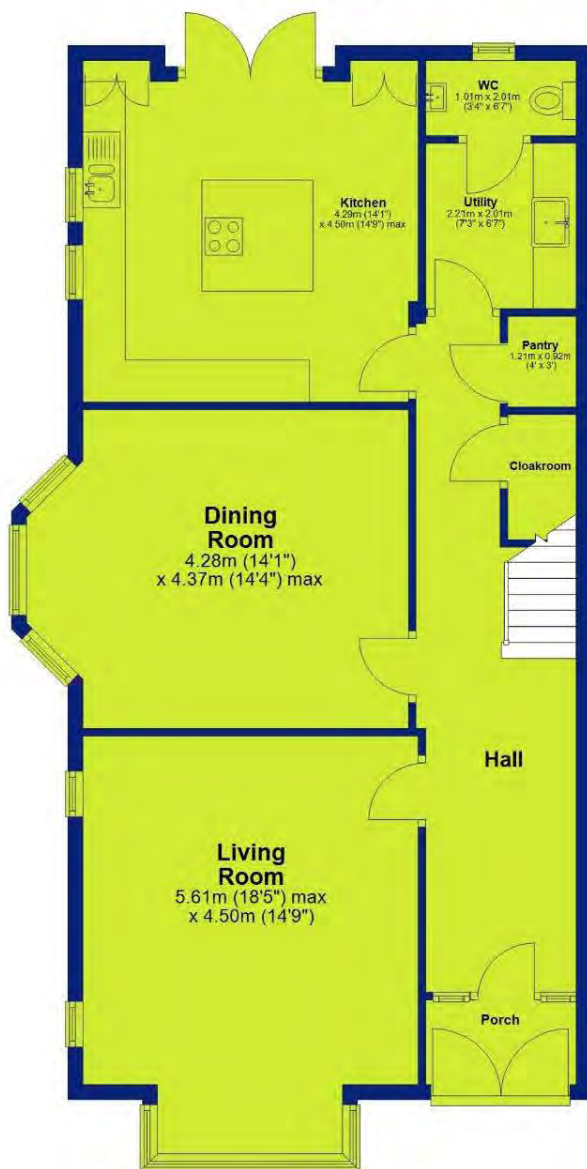
Tenure - Freehold
Council tax - Band F





Ground Floor

Approx. 93.9 sq. metres (1011.2 sq. feet)



First Floor

Approx. 93.7 sq. metres (1008.9 sq. feet)



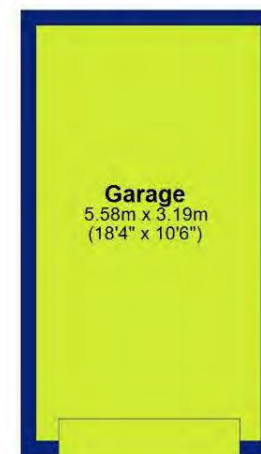
Second Floor

Approx. 55.9 sq. metres (601.6 sq. feet)



Garage

Approx. 17.8 sq. metres (191.6 sq. feet)



Total area: approx. 261.4 sq. metres (2813.3 sq. feet)



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Distinctive Homes by FHP Living

A collection of some of the best properties available in the most sought-after areas of Nottingham, and its surrounding suburbs and villages.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Interested in this home?

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