



DavidJames



**DavidJames**  
the estate agent

**Swindell Close, Mapperley, Nottingham, NG3 5UT**

**Guide Price £160,000**

# About This Property

Ideal for first time buyers, those looking to downsize, or anyone looking to take advantage of Mapperley's excellent nearby amenities, this beautifully presented 2-bedroom ground floor apartment is available to purchase now! Situated in a purpose-built block and within easy reach of Gedling Country Park and frequent transport links to Nottingham City Centre, this wonderful apartment provides the perfect blend of comfort and convenience.

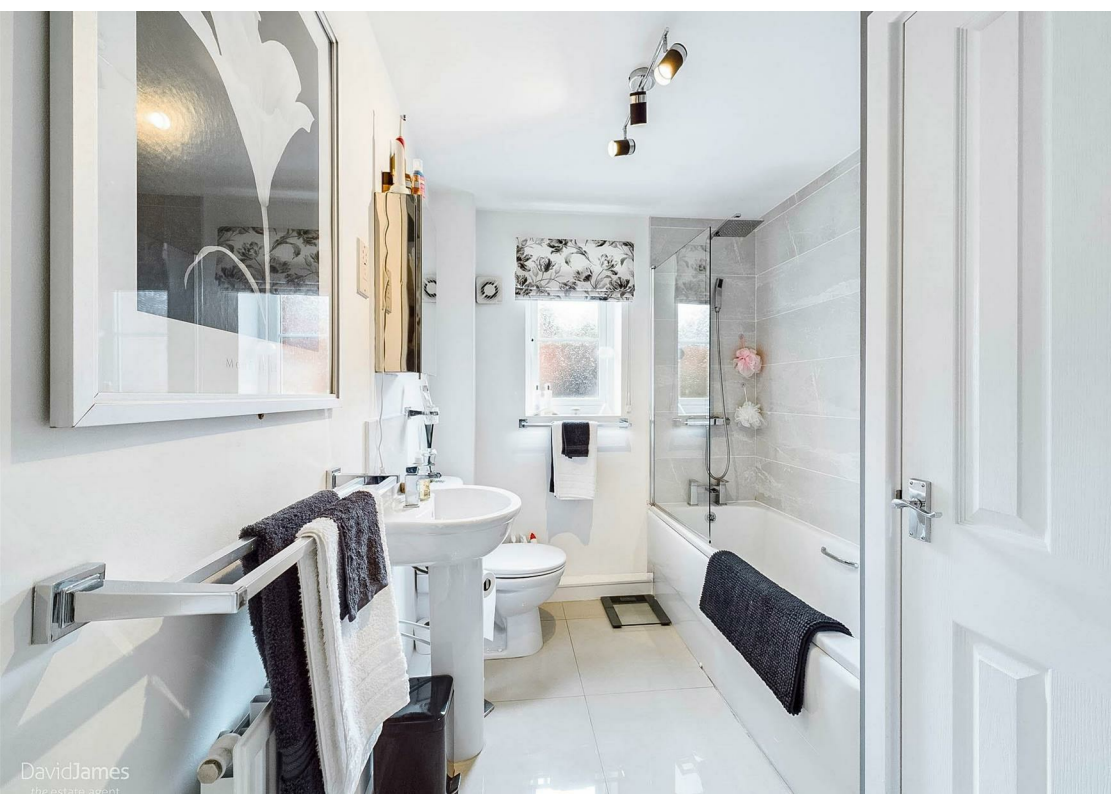
The property boasts a good-sized lounge/dining room with French doors opening onto a Juliet balcony which flood the room with natural light. The apartment has tiled floor with large high gloss cream ceramic tiles and features uPVC windows throughout. An opening leads through to the modern kitchen which offers stylish white cabinetry with a walnut effect worktop, alongside an integrated gas hob and electric oven with extractor fan. The kitchen's neutral tones and tiled backsplash add to its modern charm, making it a standout feature of the home.

There are two double bedrooms, with the main bedroom benefiting from a well-presented en-suite shower room/WC and a contemporary bathroom with a three-piece white suite. The stylish grey and white pastel bathroom includes a grey tiled splash back to the bath area with a rainfall-style shower above, contemporary chrome towel rails and overhead light fixtures.

Outside, the property is complemented by an allocated parking space.



- Immaculately presented ground floor apartment
- Within easy reach of Mapperley's excellent amenities
- A short distance from the stunning Gedling Country Park
- High gloss cream ceramic tiled floor throughout
- Good-sized lounge/dining room with Juliet balcony
- Modern kitchen with integrated appliances
- Two well presented double bedrooms
- Main bedroom with en-suite shower room
- Contemporary bathroom with three-piece white suite
- Allocated parking space

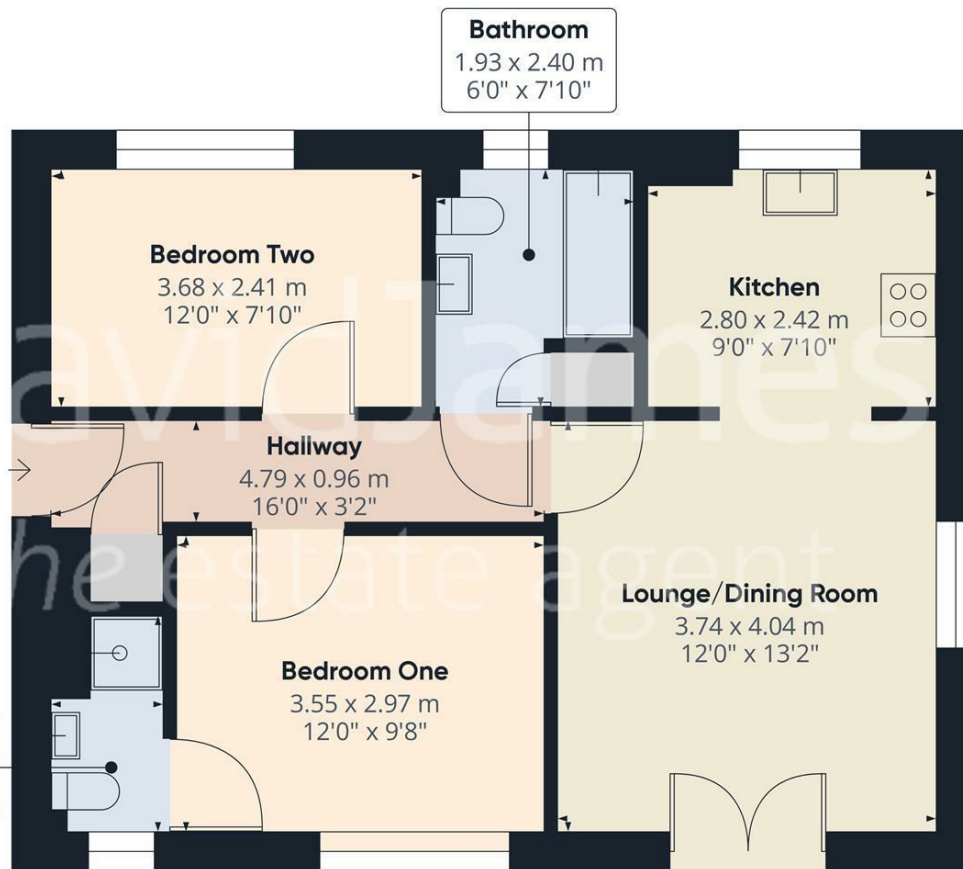


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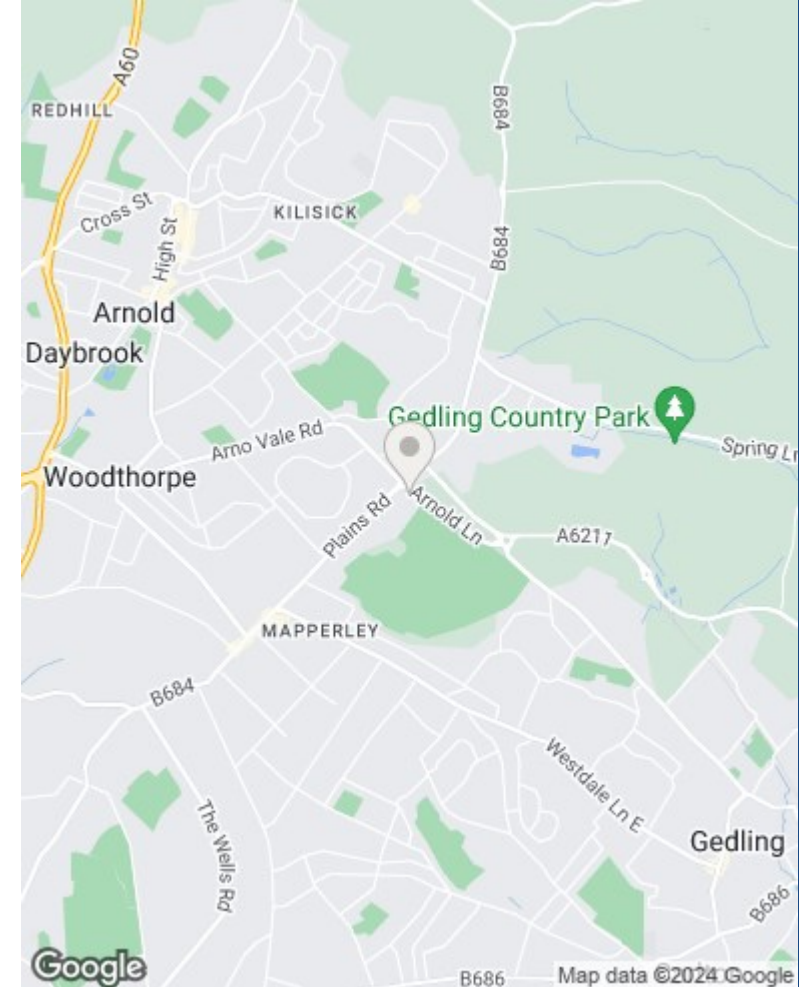


Approximate total area\*\*  
54.85 m<sup>2</sup>  
590.4 ft<sup>2</sup>

(\*) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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**Council Tax Band: C**  
**Gedling Borough Council**  
**Leasehold**

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