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DavidJames
the estate agent

Ebers Grove, Mapperley Park, Nottingham, NG3 5EA

Guide Price £265,000

About This Property

GUIDE PRICE £265,000 - £275,000. Nestled in sought-after Mapperley Park, this period-style mid-terraced house offers a blend of traditional charm and modern convenience. Situated at the end of Ebers Grove along a peaceful pedestrian walkway, this home is ideal for those looking for a characterful property in a prime location.

Upon entering, the entrance hall immediately impresses with its stripped and varnished floorboards, complemented by original cornicing. The lounge to the front features a bay window, flooding the room with natural light, while the fireplace and electric burner create a cosy atmosphere. The adjoining dining room boasts a period-style fireplace with a quarry-tiled hearth and continues the theme of stripped and varnished floorboards, adding a sense of warmth to the space. The kitchen completes the ground floor space and is equipped with integrated appliances, including an oven, hob and extractor

On the first floor, there are two generously sized double bedrooms, the larger of which enjoys a beautiful bay window to the front elevation. The bathroom is fitted with a four-piece white suite, including a corner bath and electric shower.

The property benefits from combination gas central heating and a cellar split into three compartments, offering useful storage or potential for further development.

Externally, the principal garden is set to the front and features both lawned and decked areas, with well-established borders and space for a summerhouse. An enclosed rear yard area provides further outdoor space. Additionally, the property comes with an allocated parking space, conveniently accessed from the corner of Ebers Grove.

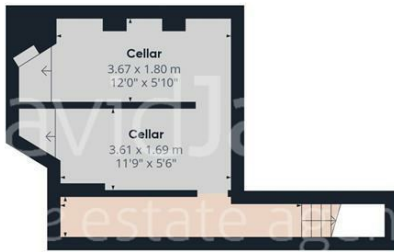
This beautiful home, with its period features and well-thought-out layout, presents a fantastic opportunity to own a character property in one of Nottingham's most desirable residential areas.



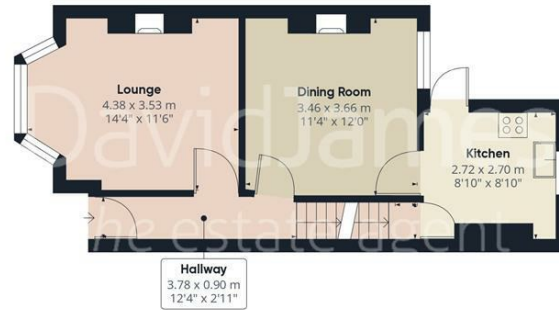
- Period style mid terraced house
- Two double bedrooms, large bedroom one with bay window to the front elevation
- Entrance hall with stripped and varnished floorboards and original cornicing
- Lounge with fireplace and electric burner and bay window to the front elevation
- Dining room with period style fireplace with quarry tiled hearth and stripped and varnished floorboards
- Kitchen with integrated oven, hob and extractor
- First floor bathroom/WC with four piece white suite, corner bath and electric shower
- Situated at the end of Ebers Grove along a pedestrian walkway
- Principal garden set to the front with lawned and decked areas with established borders and space for a summerhouse, enclosed rear yard area
- Allocated parking space within a parking area accessed from the corner of Ebers Grove



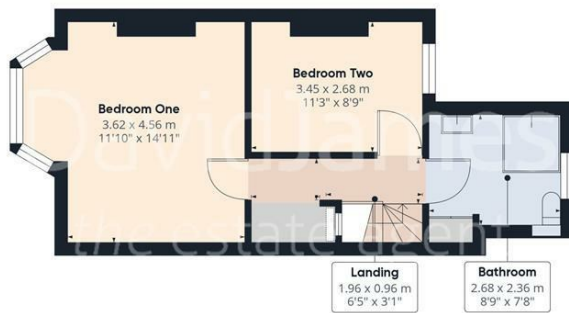




Floor 0



Floor 1



Floor 2



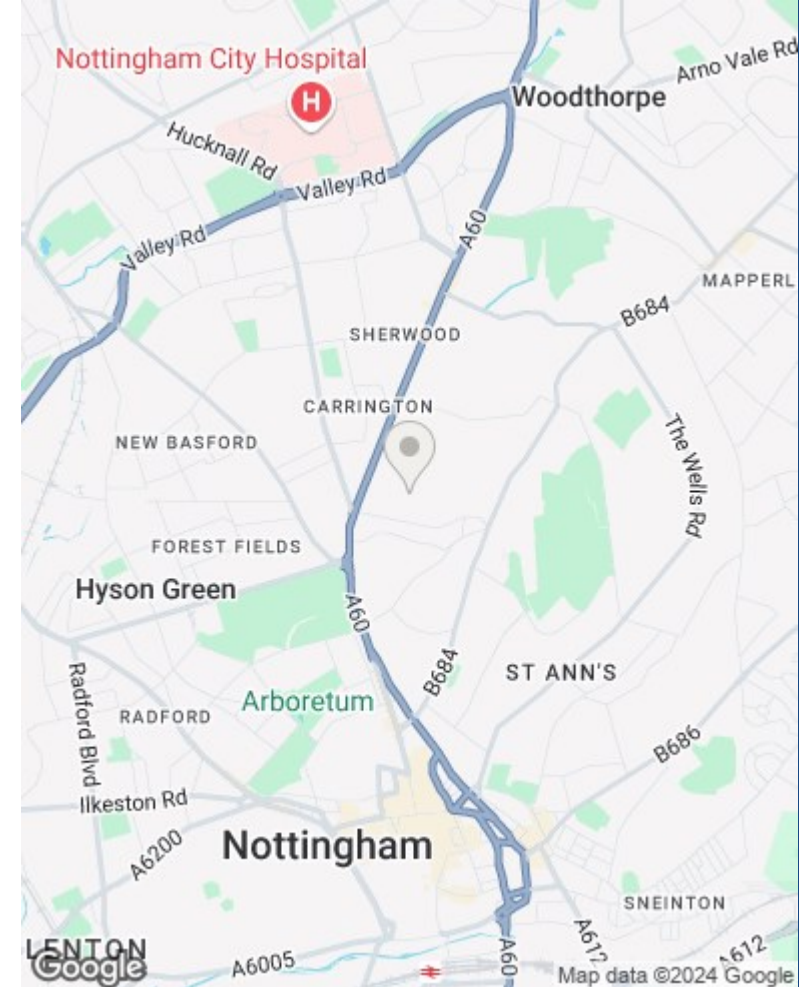
Approximate total area⁽¹⁾
94.78 m²
1020.2 ft²

(1) 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.

Calculations are based on RICS IPMS 3C standard.

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Council Tax Band: B
Nottingham City Council
Freehold

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