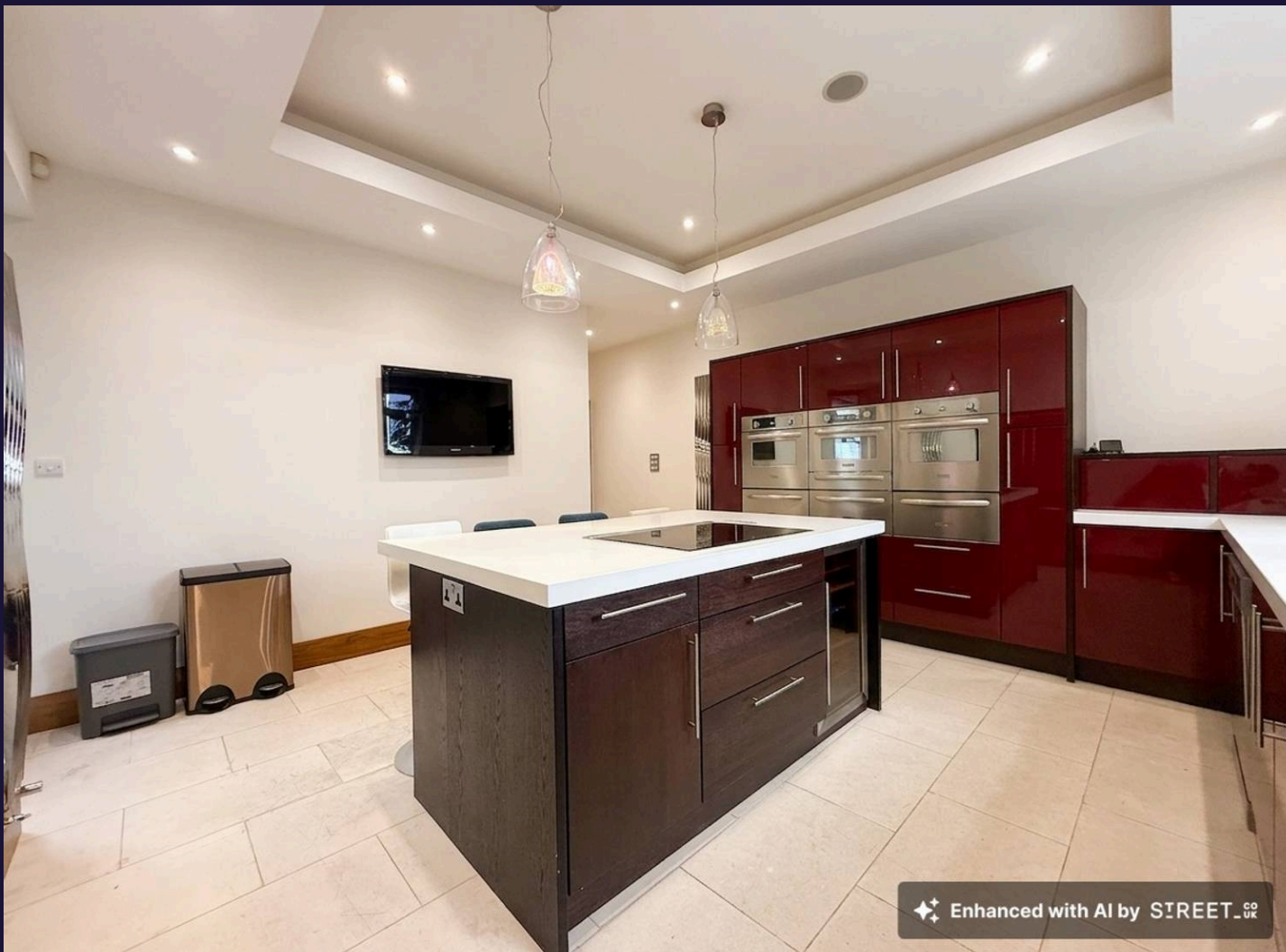




Newcastle Drive, Nottingham
£1,900 pcm

 **Comfort**
Estates



Newcastle Drive

Nottingham

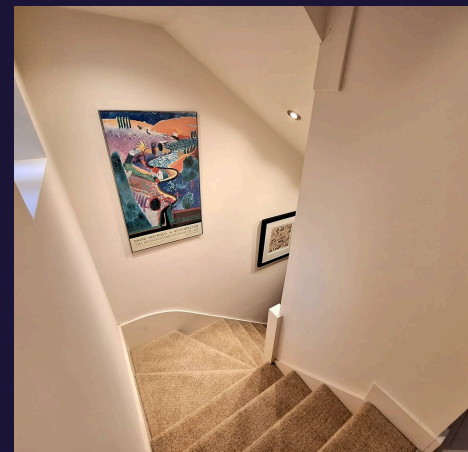
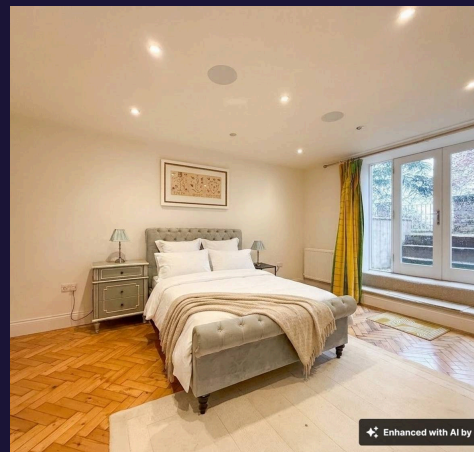
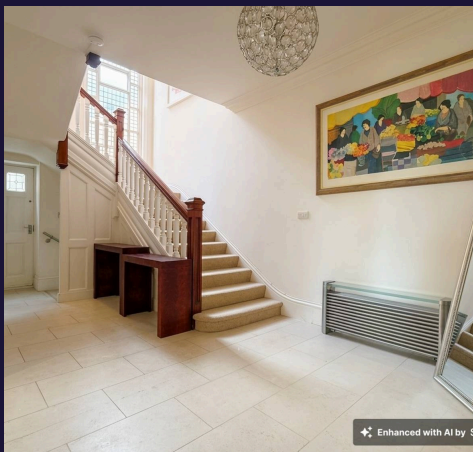
Comfort Estates are delighted to present this exceptional two-bedroom garden apartment, located on the highly sought-after Newcastle Drive within The Park Estate.

Finished to a high standard throughout, this unique home offers a blend of period charm and contemporary living across two levels. The property features a spacious living area with access to a private terrace and tiered garden, a high-spec modern kitchen with integrated appliances, and a secondary reception space ideal for entertaining or relaxing.

There are two generous double bedrooms, both with en-suite facilities, with the principal bedroom benefiting from direct access to the garden terrace and a luxurious bathroom with freestanding bath and separate shower.

Offered fully furnished, the property also benefits from integrated Sonos speakers and free permit parking available through The Park Estate.

Ideally positioned within walking distance of Nottingham City Centre and excellent transport links, this property is perfect for a professional individual or couple.





Lounge

19' 6" x 15' 9" (5.95m x 4.81m)

A spacious and elegant reception room, beautifully presented with high ceilings and period detailing throughout, including decorative coving and a feature fireplace. Large bay windows allow for an abundance of natural light, creating a bright and inviting atmosphere, while offering pleasant leafy views. The room comfortably accommodates both seating and entertaining areas, with direct access to a private balcony/terrace. Finished in neutral tones and offered fully furnished, this is a stylish yet comfortable space ideal for relaxing or hosting.

Entrance Hallway

10' 0" x 20' 0" (3.05m x 6.10m)

The property leads into an impressive and spacious entrance hallway that immediately sets the tone for the rest of the home. Beautifully presented, the space benefits from high ceilings and lovely large feature windows that flood the area with natural light, creating a bright and welcoming feel. The hallway provides access to the main living accommodation, including the living room, dining area, study and bathroom, along with direct access to the courtyard. A staircase leads down to the lower ground floor, where the bedrooms are located, creating a well-balanced and versatile layout.

Study

10' 0" x 10' 7" (3.05m x 3.23m)

A well-appointed and highly functional study, ideally suited for home working. The room benefits from attractive wooden flooring and extensive bespoke fitted cabinetry, providing ample built-in storage and a dedicated workspace. Thoughtfully designed, this is a practical and stylish environment, perfect for those requiring a dedicated home office.



Kitchen

19' 6" x 14' 10" (5.95m x 4.52m)

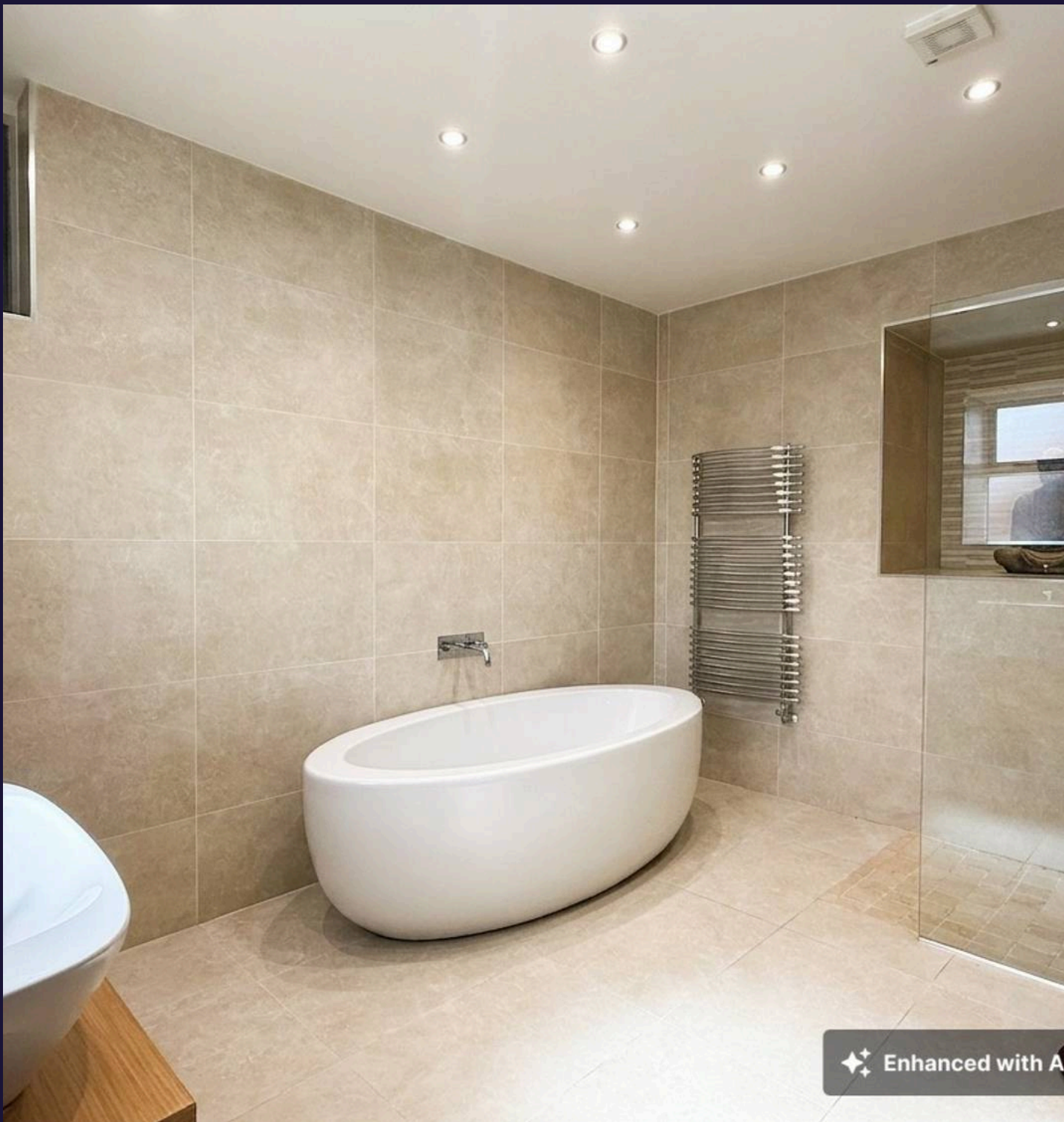
A stunning, contemporary kitchen finished to an exceptional standard, offering a spacious and sociable layout ideal for both everyday living and entertaining. The room is centred around a large island with breakfast bar seating and integrated induction hob, complemented by sleek gloss units and extensive worktop space. The kitchen benefits from a range of high-spec integrated appliances, including multiple ovens, built-in microwave, warming drawers, wine cooler, dishwasher and washing machine, alongside an American-style fridge freezer. A wall-mounted TV further enhances the space, making it perfect for modern living. A large window allows for plenty of natural light, enhancing the bright and modern feel of the room. Ample space is provided for dining, with the open layout creating a versatile and highly functional hub of the home. Finished with tiled flooring and inset lighting throughout, this is a stylish and well-designed space.

Snug

13' 0" x 15' 10" (3.95m x 4.82m)

A versatile additional reception space, ideal for use as a formal dining room or cosy snug. Open to the kitchen, this room creates a seamless flow, perfect for both everyday living and entertaining. The space benefits from attractive wooden flooring and direct access onto a private courtyard via French doors, allowing for plenty of natural light and an indoor-outdoor feel. Two built-in storage cupboards provide excellent practicality. Well-proportioned and adaptable, this room offers flexibility to suit a variety of lifestyles.

✦ ✦ ✦ Enhanced with AI



Bathroom

A contemporary and well-appointed bathroom, finished to a high standard throughout. The space features a modern walk-in shower with glass screen and rainfall shower head, complemented by stylish tiling and sleek fittings. A floating vanity unit with integrated storage and mirrored cabinet provides both practicality and a clean, modern aesthetic. Additional benefits include a heated towel rail and quality fixtures throughout, creating a smart and functional space.

Main Bedroom

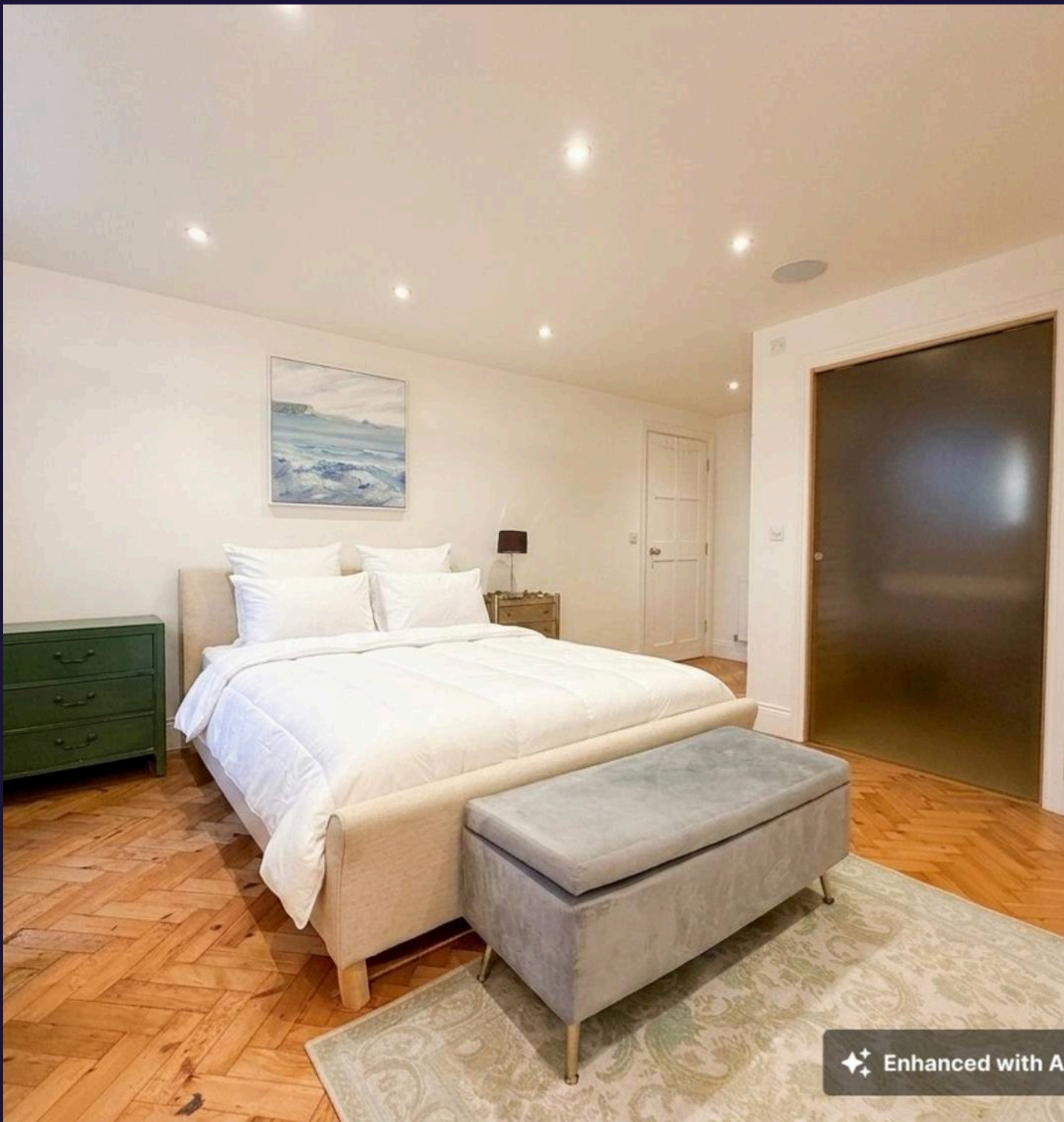
14' 8" x 13' 7" (4.46m x 4.14m)

A spacious and beautifully presented principal bedroom, offering a calm and comfortable retreat. The room benefits from attractive parquet flooring, ample space for freestanding furniture and a bright, airy feel throughout. Double doors provide direct access onto the private terrace, allowing for plenty of natural light and creating a seamless indoor-outdoor connection. The room further benefits from a walk-in wardrobe, offering excellent storage and practicality, and is offered fully furnished, making this a well-balanced and highly desirable principal suite.

Main En-Suite Bathroom

A spacious and luxurious en-suite bathroom, finished to a high standard throughout. The room features a freestanding bath alongside a large walk-in shower with glass screen and contemporary fittings, offering the perfect balance of style and functionality. Complemented by modern tiling, twin wash hand basins set within vanity units, and a heated towel rail, the space is both practical and elegant. Well-proportioned and beautifully presented, this en-suite creates a true spa-like feel.

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Bedroom 2

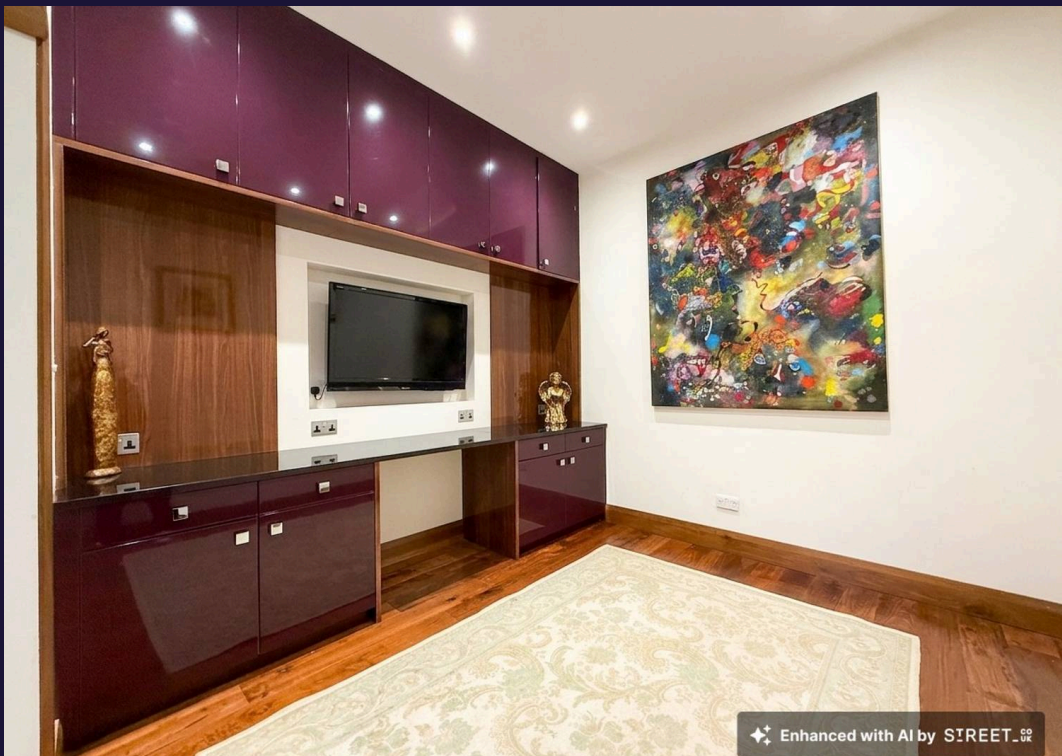
19' 6" x 14' 3" (5.95m x 4.35m)

A well-proportioned double bedroom, offering a comfortable and versatile space. The room benefits from attractive parquet flooring and a bright, neutral finish throughout, creating a warm and inviting atmosphere. Ample space is provided for bedroom furniture, with the layout also allowing for a seating or dressing area. Offered furnished, this is a practical and well-presented room, ideal for a second occupant, guest room or additional living space.

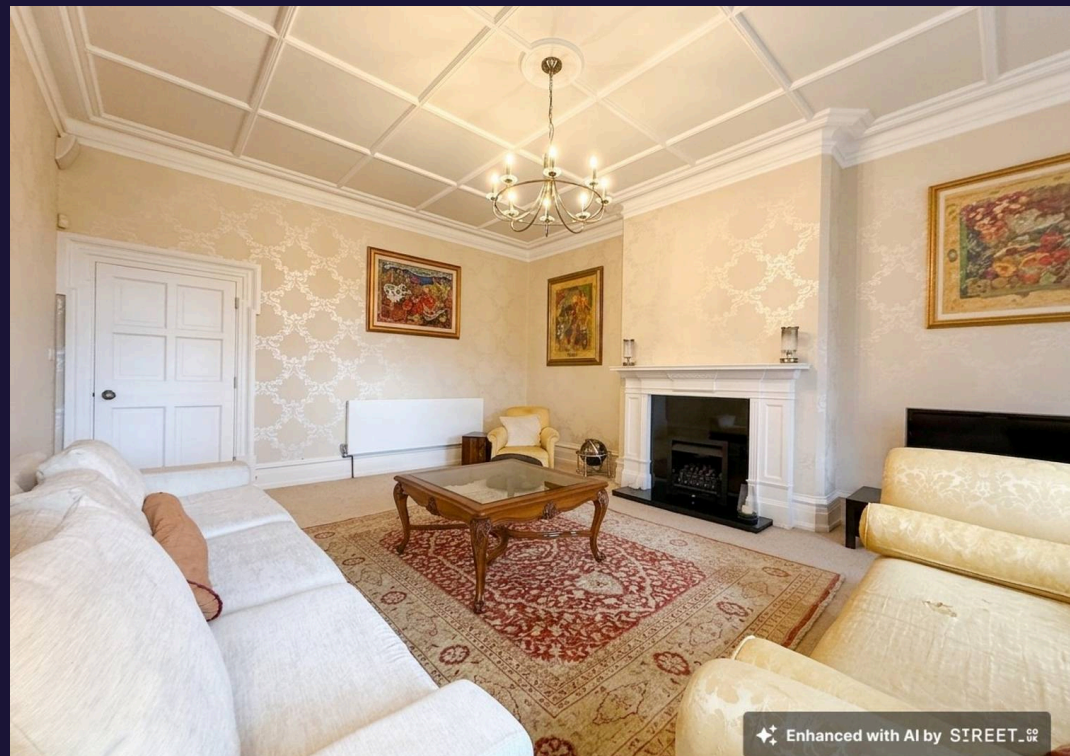
Ensuite Bathroom

A modern en-suite shower room, finished to a high standard with contemporary tiling throughout. The space features a walk-in shower with glass screen and rainfall shower head, alongside a sleek wall-mounted wash hand basin with storage below and mirrored cabinet. Further benefits include a heated towel rail and quality fittings, creating a stylish and practical space.

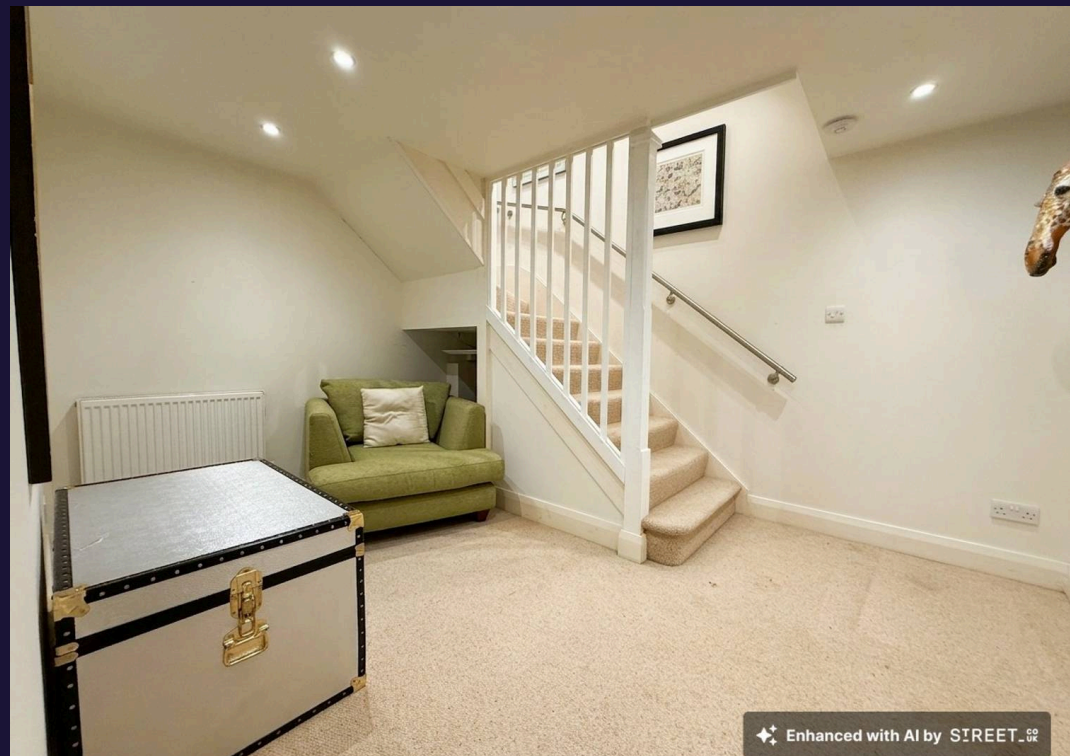
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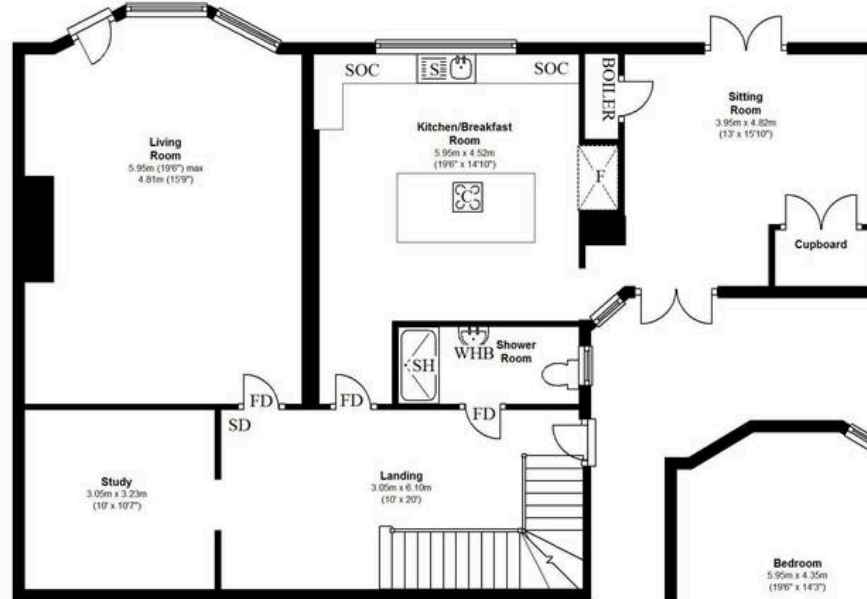
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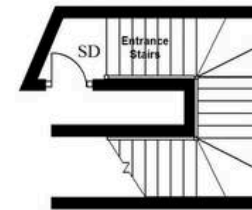
Ground Floor

Approx. 107.1 sq. metres (1152.6 sq. feet)



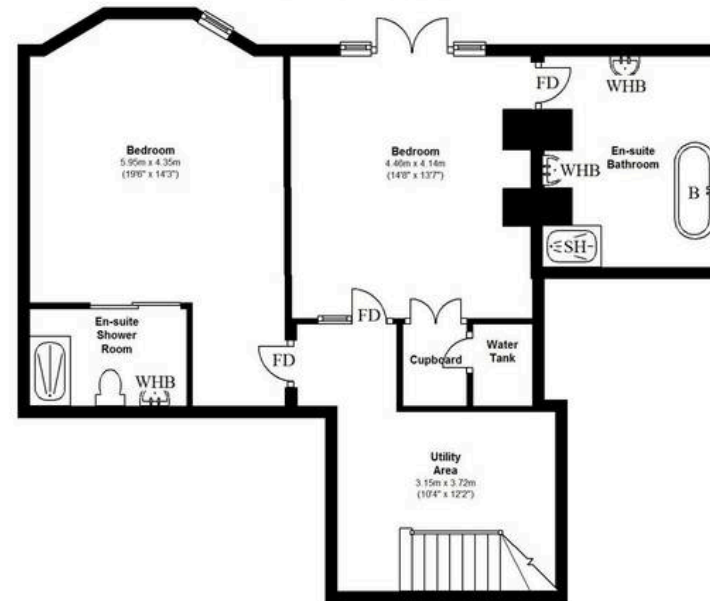
First Floor

Approx. 8.0 sq. metres (85.8 sq. feet)



Basement

Approx. 74.4 sq. metres (801.2 sq. feet)





Comfort Estates

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