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DavidJames
the estate agent

Cyprus Road, Mapperley Park, Nottingham, NG3 5ED

£2,395 Per Month

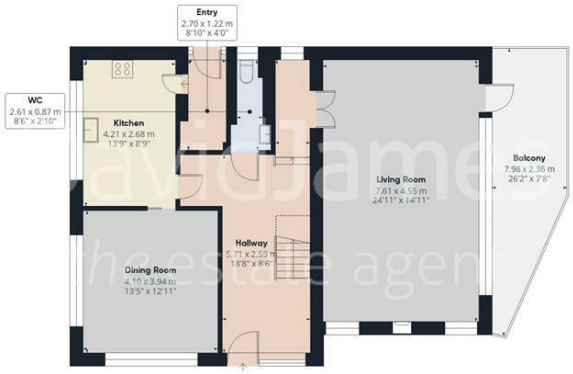
About This Property

A fantastic opportunity to rent a spacious three-storey detached home, occupying a generous corner plot on a desirable tree-lined road within the sought-after Mapperley Park area. Offering versatile and well-proportioned accommodation across three floors, the property enjoys excellent access to Nottingham City Centre, while also being well placed for a range of highly regarded local schools. The ground floor features a welcoming entrance hall with WC, two reception rooms including a versatile dining room with dual-aspect windows and a bright lounge/dining room featuring a large window and door opening onto a balcony with great views. The kitchen provides ample storage, a freestanding cooker and integrated fridge/freezer, with an adjoining utility room/rear porch. To the first floor is a large and versatile landing, four generous double bedrooms, three benefiting from fitted wardrobes, together with two bathrooms including a modern en-suite shower room to bedroom one and a modern three-piece family bathroom with mixer shower. The lower ground floor provides a further utility room with wash basin, separate WC and a spacious storage room housing the recently fitted boiler. Externally, the property is surrounded by gardens, with a patio area providing space for outdoor dining, lawned areas and a secure gated driveway leading to the double garage. An impressive family home in a highly desirable location, offering substantial accommodation, excellent outside space and convenient access to the city.

TENANCY DETAILS
Available From: NOW
Furnishing: Unfurnished
EPC Rating: D
Council Band: F

- Spacious three-storey detached house
- Four double bedrooms, three with fitted wardrobes
- Two reception rooms and balcony with fantastic views
- Two modern bathrooms, including en-suite shower room
- Kitchen with integrated fridge/freezer and adjoining utility room
- Lower ground floor utility, WC and spacious storage
- Double garage and secure gated driveway
- Corner plot with surrounding gardens and patio
- Highly sought-after Mapperley Park location
- Highly regarded schools close by, easy access to the City

Floor 0



Floor 1

Floor 2

Approximate total area(1)

221.5 m²
2384 ft²

Balconies and terraces

15.4 m²
166 ft²

Reduced headroom

1.2 m²
13 ft²

(1) Excluding balconies and terraces

Reduced headroom
Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Council Tax Band: F
Nottingham City Council

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The Property Ombudsman