

The logo for 'ms estates' is located in the top right corner. It consists of the lowercase letters 'ms' in a bold, blue, sans-serif font, with a thin red horizontal line underneath. Below this, the word 'estates' is written in a smaller, blue, sans-serif font. The entire logo is set against a yellow square background with blue borders on the top, bottom, and right sides.

Park Edge Barrack Lane, Nottingham, NG7 1EZ

£310,000



3



2



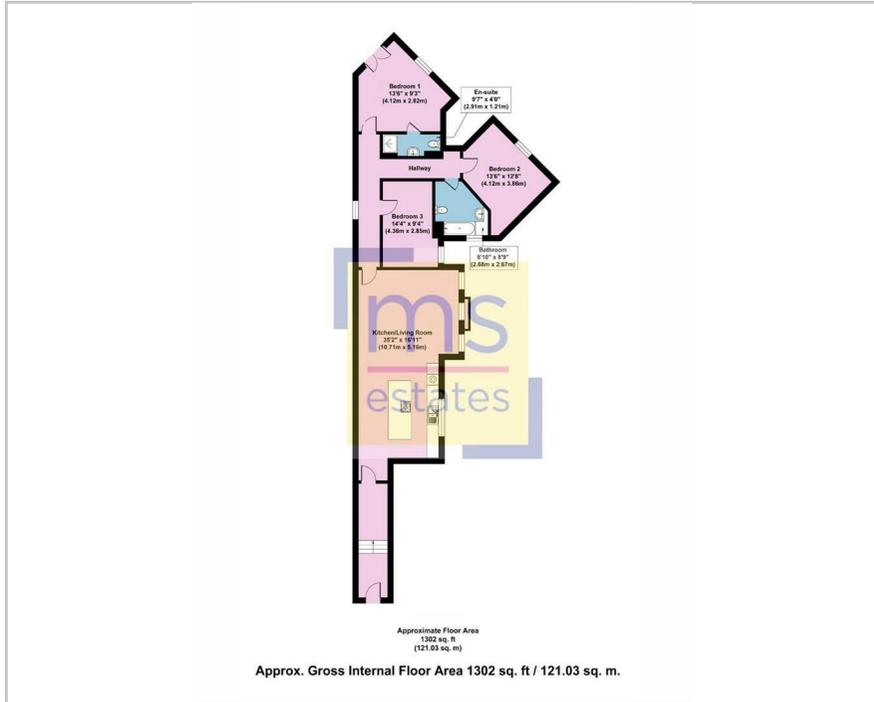
1



B

A large, semi-transparent watermark of the 'ms estates' logo is positioned in the bottom right corner of the image. It features the lowercase letters 'ms' in a large, blue, sans-serif font, with a thin red horizontal line underneath, and the word 'estates' in a smaller, blue, sans-serif font below it.

Floor Plan



- Prime Location: Set in highly desirable area.
- Spacious Interior: Large layout totaling approx. 1,302 sq. ft.
- Designer Kitchen: Modern units with high-end NEFF appliances.
- Master Suite: Features a Juliette balcony and en-suite.
- Underfloor Heating: Luxury heating installed throughout.
- Open-Plan Living: Bright, airy lounge and dining space.
- Secure Parking: One allocated space in the undercroft garage.
- Private Gym: Exclusive access to a communal resident gymnasium.
- Energy Efficient: High EPC Rating B for lower running costs.
- Long Lease: Excellent longevity with 994 years remaining.



Area Map



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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