



# Buttercross Estates

## Canal Street, Nottingham



A beautifully presented studio apartment located just minutes from Nottingham city centre, with easy access to major routes in and out of the city.

### Apartment

### £99,750

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**Full Property  
Listing**



01636 343014



hello@buttercrossestates.com



[www.buttercrossestates.com](http://www.buttercrossestates.com)



Newark Beacon, Cafferata Way,  
Newark On Trent, NG24 2TN

## SUMMARY

A beautifully presented studio apartment located just minutes from Nottingham city centre, with easy access to major routes in and out of the city. This bright and open-plan studio apartment offers both comfort and convenience in a prime location. Enjoy peaceful canal views while being within walking distance of shops, restaurants, and public transport links. This is a perfect property for city professionals, students, or investors looking for strong rental demand.

## THE AREA

Sutton On Trent is a welcoming village with a range of amenities including a primary school, Co-op and great pubs. You have excellent links for the A1 and a bus service into Newark on Trent.

## THE HOME

**Bedroom / Living Area** - This bright and versatile space is cleverly designed to comfortably accommodate both a relaxing sleeping area and a cosy living zone.

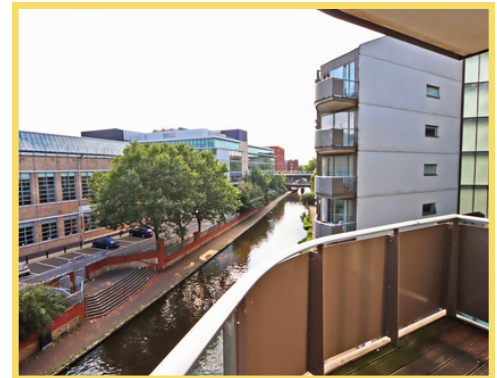
With ample natural light streaming through the balcony doors and a clever layout, it feels airy and open.

**Kitchen** - Compact yet incredibly functional, the well-equipped kitchen offers generous cupboard space, sleek countertops, and everything you need for everyday cooking.

**Bathroom** - Fresh and simple, the bathroom features, shower, WC, sink, and neutral tiling that adds to the clean, contemporary feel. It's low-maintenance and stylish.

## FULL PROPERTY LISTING

<https://buttercrossestates.com/property/nottingham-one-canal-street-nottingham/>



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Register as a VIP buyer and see properties up to 7 days before they hit the portals



# Sell with Buttercross Estates

Sell your home with Buttercross Estates and experience customer service like no other.

We have a simple, honest, transparent approach that is effective whilst keeping you and your objectives in mind.

Read on to see how you can get the price you want in the time you need when you choose Buttercross Estates.

As one of our clients, you will benefit from:

- A personalised service tailored to your needs
- Expert marketing for maximum exposure
- Professional photography to make your property stand out from the crowd
- A video tour of your home – Buyers love these!
- Accompanied viewings so you can sit back and relax
- Feedback on viewings and regular updates throughout the sale



## Why Clients Choose Us



Video Tours



Professional Photos



Social Media Campaigns



The Best Portals



Expert Negotiation



Regular Feedback

What's your property worth?  
Request a valuation



PeterM



I highly recommend Buttercross Estates. Moving house as we know is a very stressful process. When an estate agent takes the time to contact you with updates and ensures your buyers are well informed then at least one half of the process is stress free. When you add in advice and a shoulder to cry on the service goes above and beyond. I would definitely use them again and I thank them for the care and attention through out. Well done all.

Heather V



As first time buyers, we really appreciated the helpful and efficient service that Buttercross provided throughout our journey; from the ease of booking our first viewing; to the speed in which the keys were brought to us on completion day. We were even given a handy welcome hamper with food, drinks and vouchers, and a card - with a handpainted picture of our new home. We would recommend Buttercross - thank you!



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