


Tunnel Road

Nottingham
NG7 1BP

£225,000



 0115 841 1155



- Located within the prestigious Park Estate
- Excellent refurbishment opportunity
- Separate lounge area with French style door to the communal grounds
- Two bedrooms
- Undercroft parking space
- Ground floor apartment with direct garden access
- Sitting/dining room
- Kitchen
- Bathroom
- Easy access to the Nottingham City Centre, Nottingham Castle and Nottingham Railway Station



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Key Features

Situated within the prestigious private estate known as The Park, one of Nottingham's most sought-after residential locations, this ground floor apartment enjoys a prime position with easy access to the city centre. Residents benefit from convenient access to Nottingham's vibrant array of shops, bars, restaurants, and leisure facilities, together with the historic Nottingham Castle and Nottingham Railway Station.

Forming part of a purpose-built development, the property occupies a desirable ground floor position and offers excellent potential for modernisation and refurbishment. With direct access to the well maintained communal gardens, it presents an exciting opportunity to create a superb home in an exceptional location.

The accommodation briefly comprises a communal entrance hall with both lift and stair access, door to sitting/dining room, a separate lounge area with French style door opening onto the landscaped communal grounds, kitchen, two bedrooms, and a bathroom.

Further benefits include an undercroft parking space and access to the attractive communal gardens.



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Ground Floor

Approx. 76.8 sq. metres (827.0 sq. feet)



Total area: approx. 76.8 sq. metres (827.0 sq. feet)



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Interested in this home?

Contact the FHP Living Team on 0115 841 1155

23 Bridgford Road
West Bridgford
Nottingham
NG2 6AU

1 Weekday Cross
The Lace Market
Nottingham
NG1 2GB

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			78
(55-68) D		54	
(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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Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.