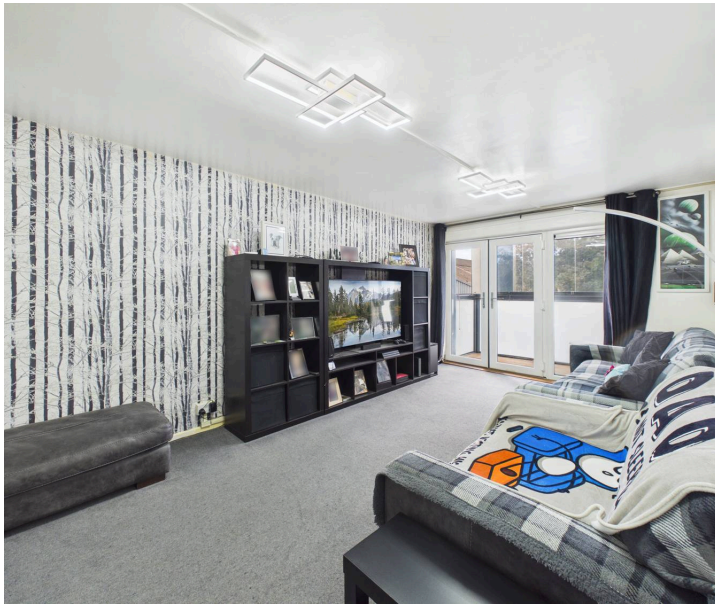
11 Bentinck Court, Nottingham - NG2 4PD

Guide Price **£115,000**

DavidJames
the estate agent



11 Bentinck Court

Nottingham

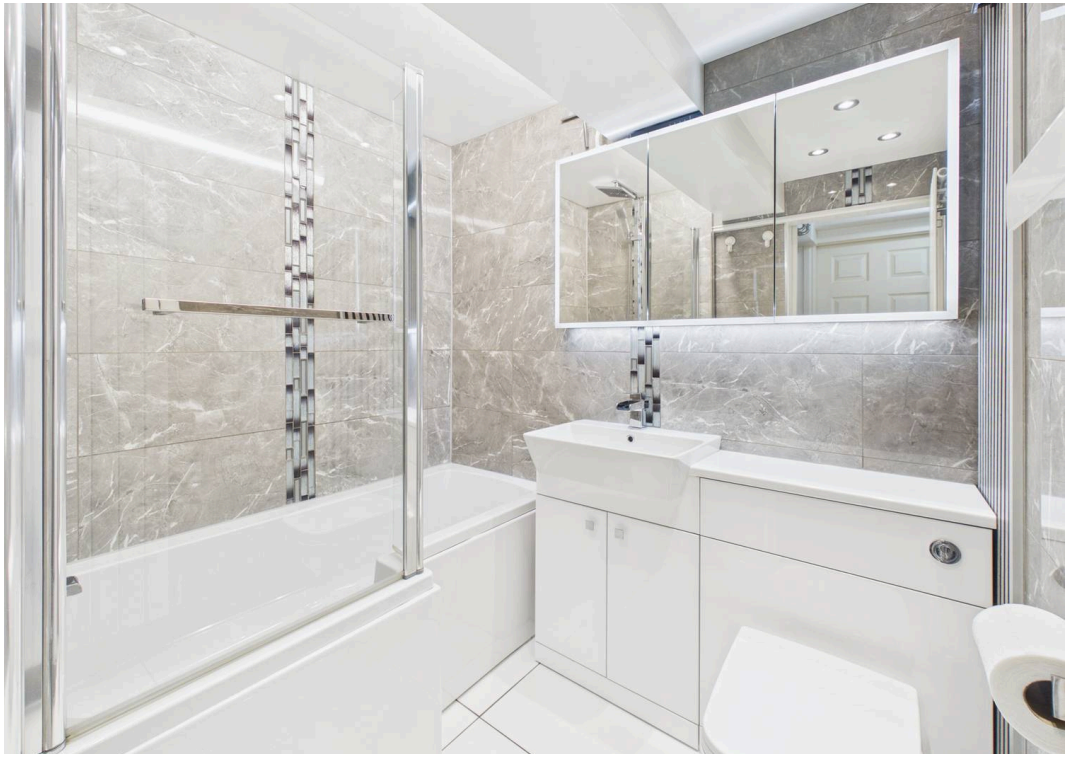
First floor flat with Nottingham city centre on the doorstep! Ideal for first-time buyers, investors or professionals and boasting a lounge with balcony, kitchen, bathroom and secure parking. Council Tax band: A

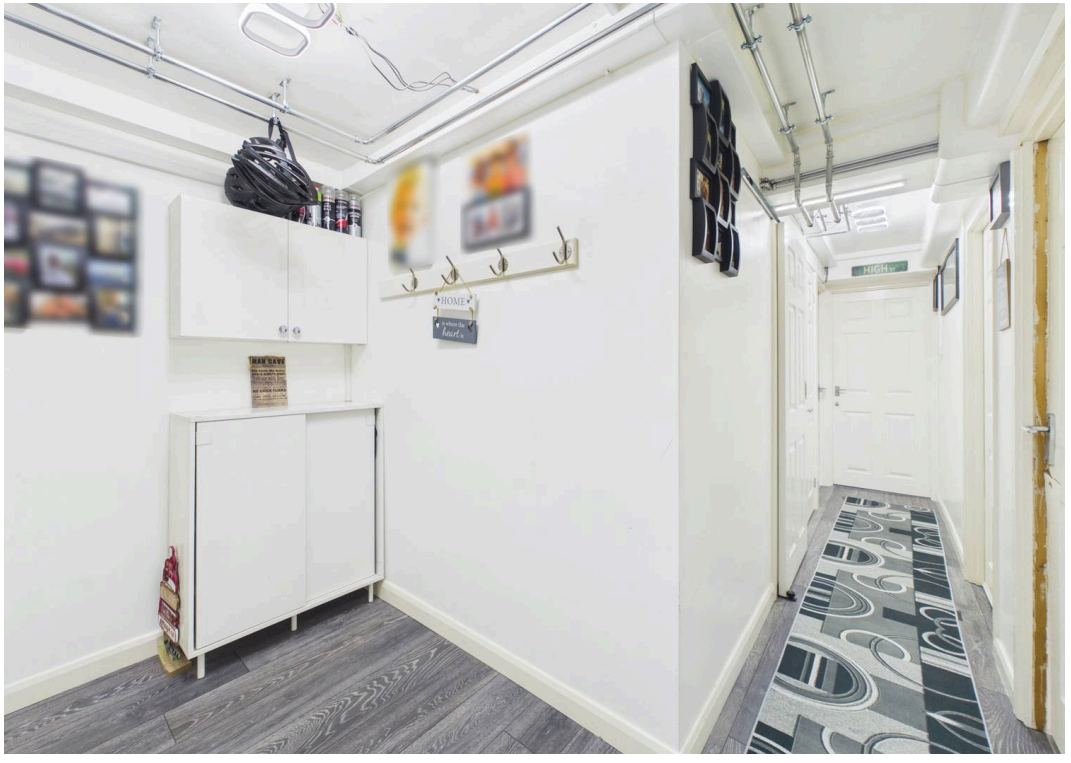
Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- First floor flat
- Ideal for first-time buyers, professionals and investors
- A short walk from Nottingham city centre's vibrant amenities and transport links
- Good-sized lounge with a feature balcony terrace
- Modern fitted kitchen with space for freestanding appliances
- Two well-proportioned double bedrooms
- Contemporary bathroom with a white three-piece suite, rainfall-style shower and LED lighting
- Audio and video intercom security system
- Lock-up ground floor storage
- Secure car parking with remote barrier entry

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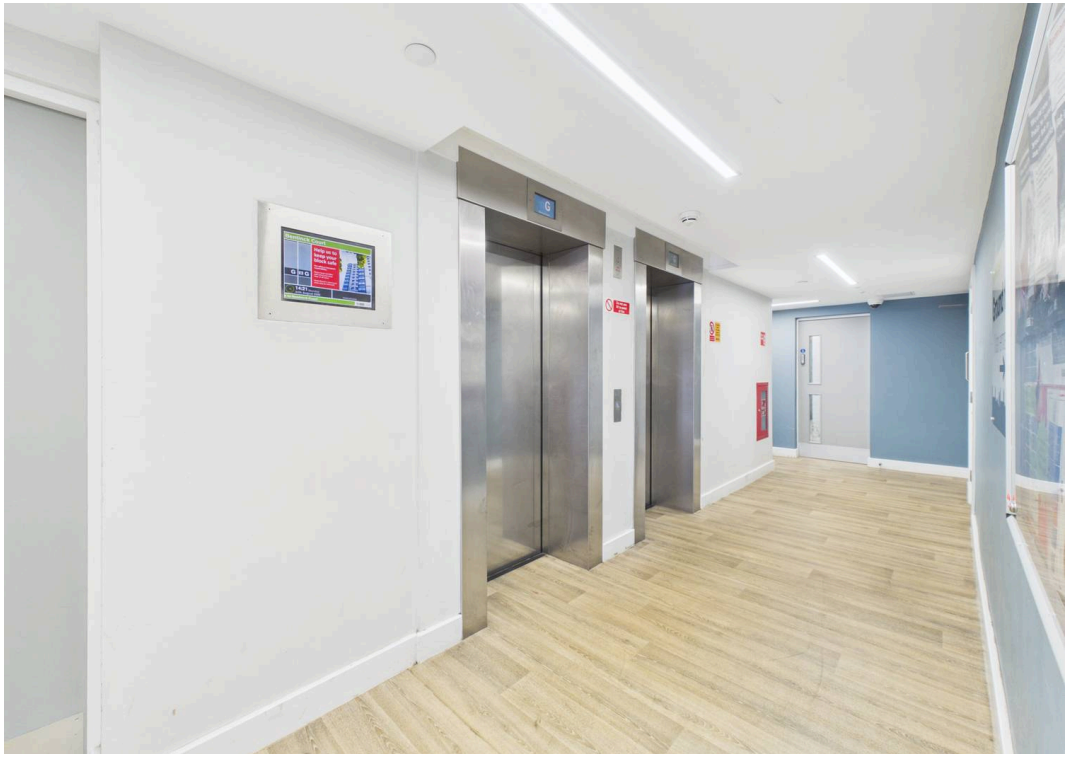

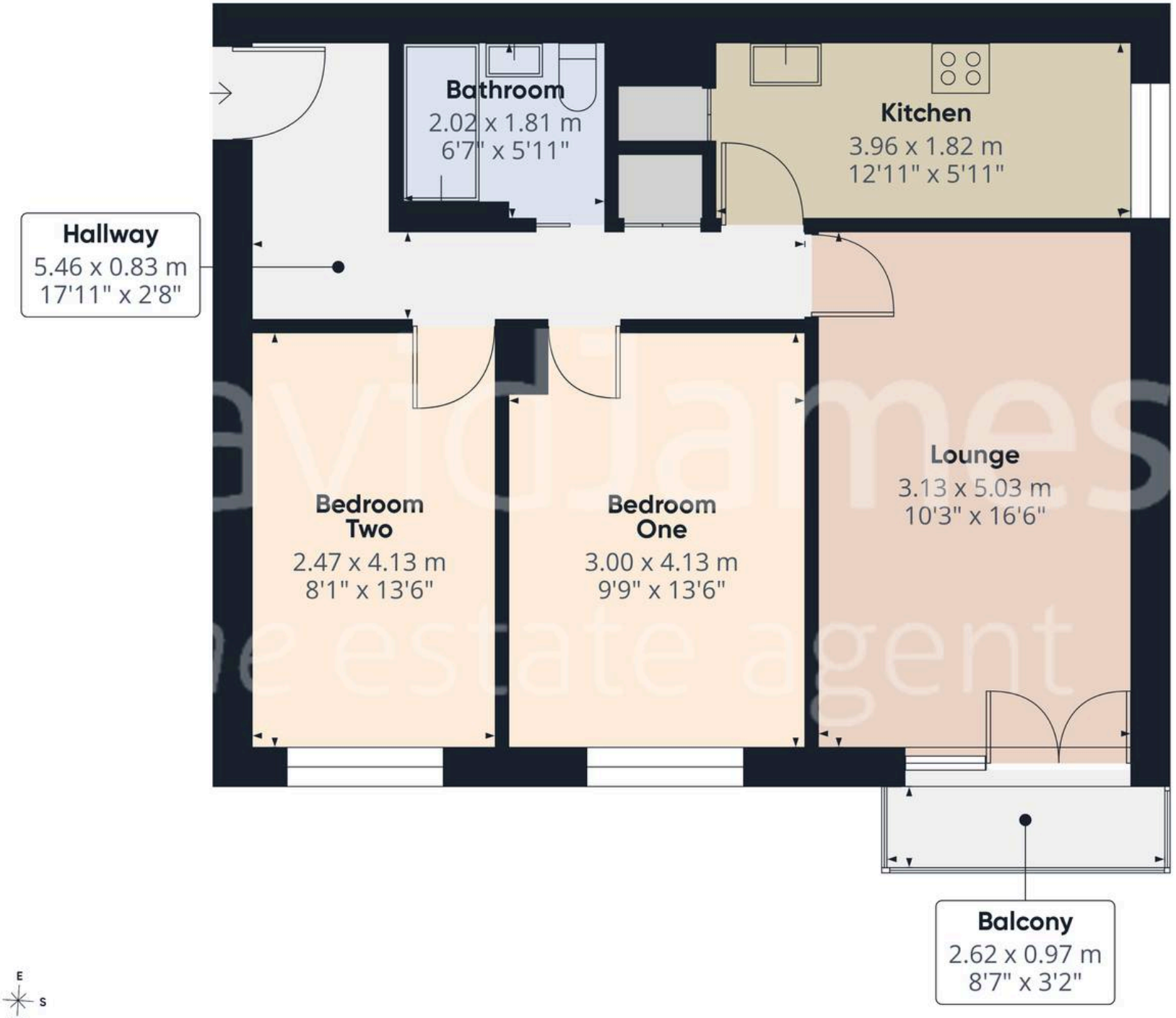

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Approximate total area(1)

58.6 m²

631 ft²

Balconies and terraces

2.5 m²

27 ft²

(1) Excluding balconies and terraces

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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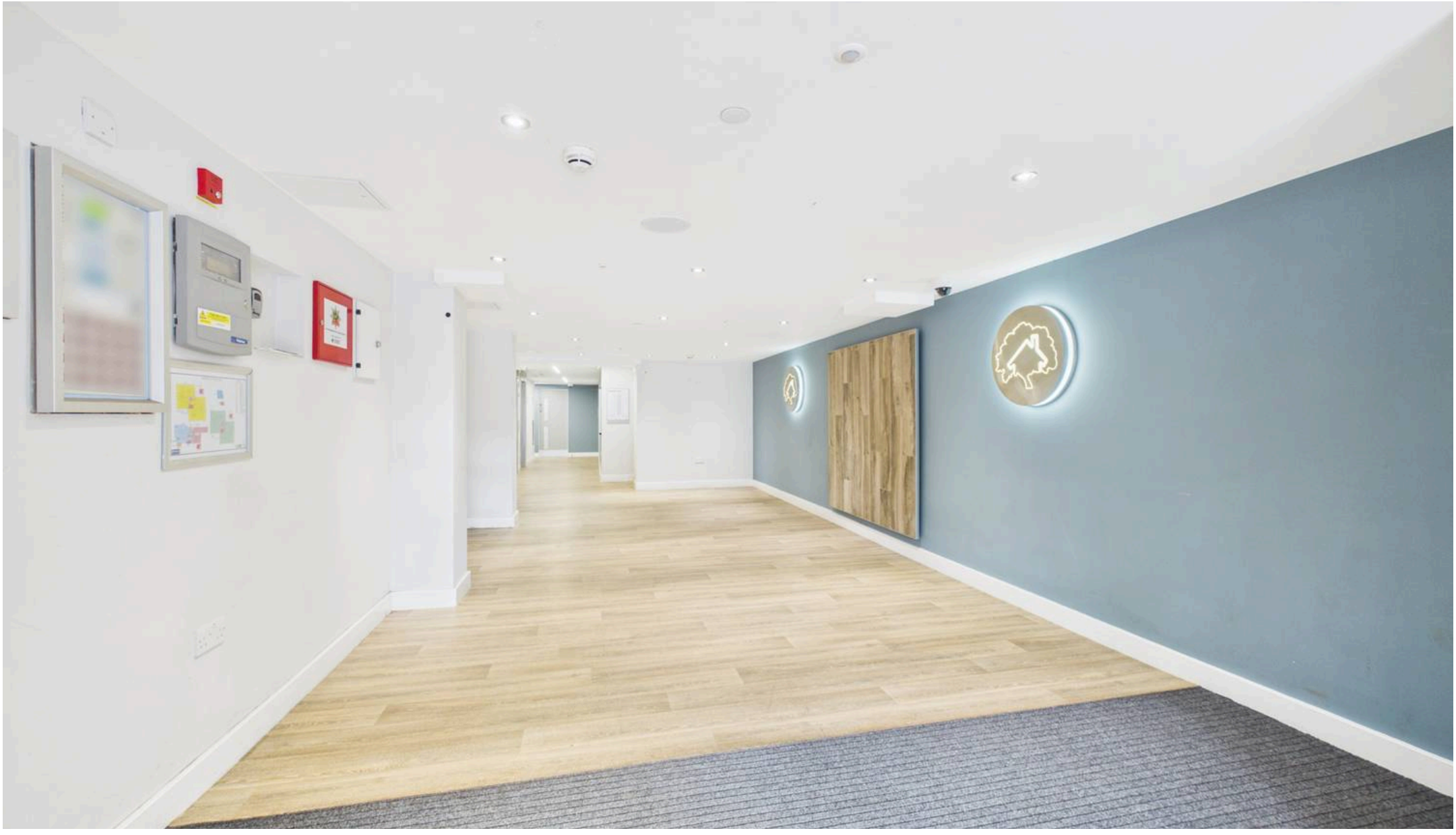

David James Estate Agents

376 Carlton Hill, Carlton - NG4 1JA

0115 987 8957 • carlton@david-james.com • www.david-james.com

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