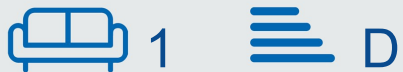


Edwalton Hall,
Village Street
Edwalton
Nottingham
NG12 4HE

Guide Price £250,000 -
£300,000



 0115 841 1155



- Two-bedroom luxury apartment
- Kitchen diner
- Sought-after Edwalton location
- Gated development with two allocated parking spaces
- Council Tax Band - D
- Set within the prestigious Edwalton Hall
- Bathroom, shower room and WC
- Close to local amenities
- Viewing essential!
- Tenure - Leasehold - 102 Years Remaining



0115 841 1155

Village Street, Edwalton, Nottingham, NG12 4HE

Key Features

GUIDE PRICE £250,000 - £275,000. An exceptional two-bedroom luxury apartment, set within the iconic and highly prestigious former Edwalton Hotel, offering an pleasant lifestyle within a private, gated development surrounded by beautifully maintained grounds and rich period character. This unique apartment presents an ideal opportunity for downsizers or those seeking a refined second home. Internal viewing is essential to fully appreciate the setting, secure environment, and remarkable architectural features.

The property is accessed via the original grand hallways, showcasing oak panelling and an impressive staircase rising to the first-floor apartments. Upon entry, a welcoming reception hallway provides access to a separate WC and useful built-in storage.

The stylish dining kitchen is appointed with a comprehensive range of high-specification, hand-painted wall and base units, complemented by granite work surfaces and a full suite of integrated appliances. Large windows allow for an abundance of natural light and offer delightful views over the grounds.

Double doors lead into a charming and inviting main lounge, featuring high ceilings, traditional sash windows, a striking stone fireplace, and a versatile study recess, perfect for home working or reading.

An inner hallway leads to two well-proportioned bedrooms, a beautifully appointed family bathroom, and a separate shower room, all enhanced by additional built-in storage.

Externally, the development benefits from secure gated access with an intercom system, allocated parking, and immaculately maintained communal grounds, all professionally managed.

Lease Length Remaining - 102 Years

Service Charge - £4,204.44 PA

Ground Rent - £250 PA





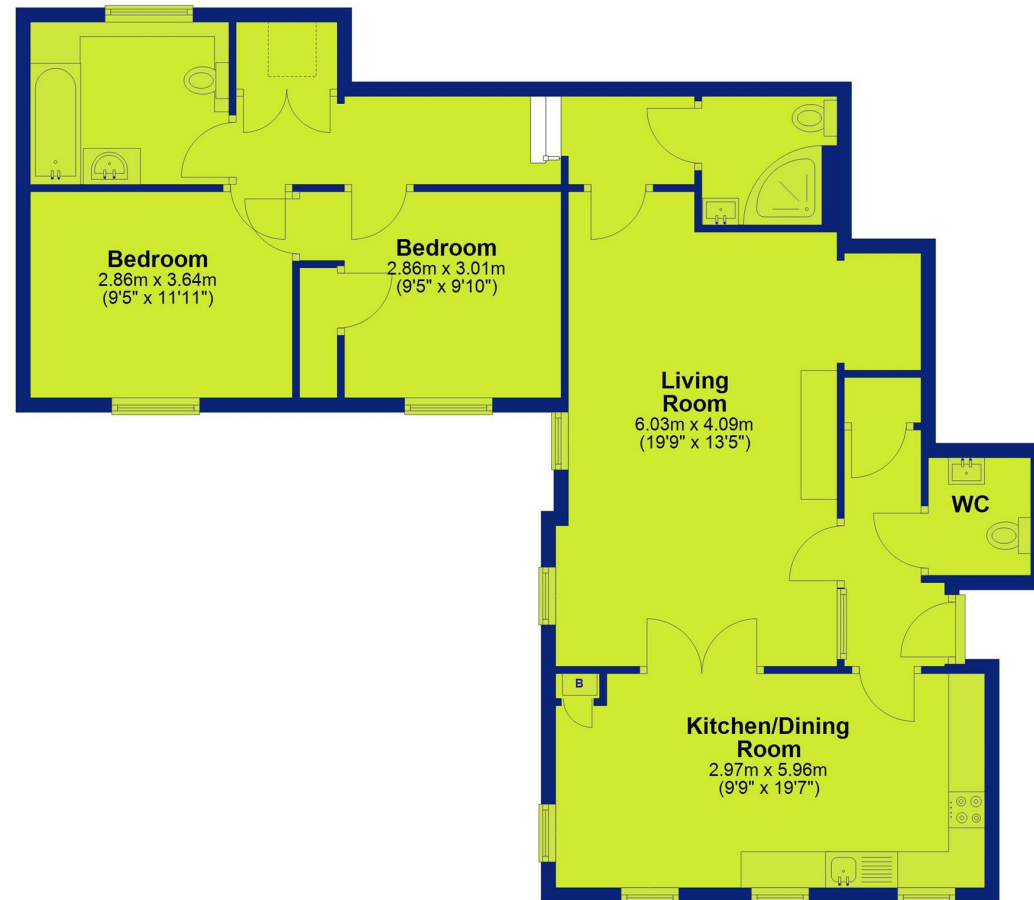
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First Floor

Approx. 94.5 sq. metres (1017.4 sq. feet)



Total area: approx. 94.5 sq. metres (1017.4 sq. feet)



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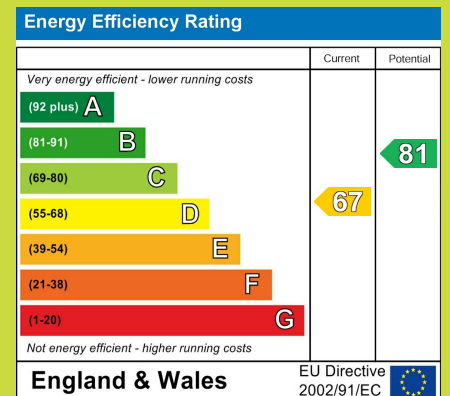


Interested in this home?

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



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