



27 Park Wharf, Castle Boulevard, NG7 1FA

Guide Price **£375,000**





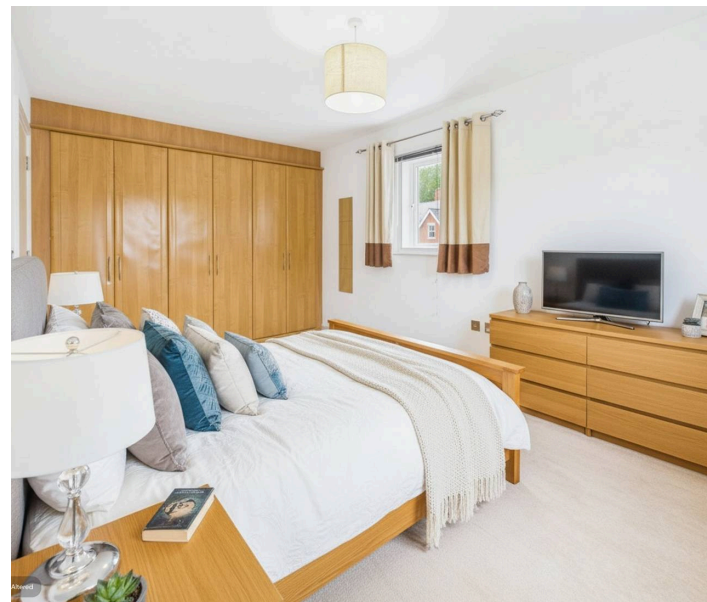
27 Park Wharf

Castle Boulevard, Nottingham

Council Tax band: D

Tenure: Freehold

- Modern three storey end townhouse in an exclusive gated development in the heart of Nottingham City Centre
- Four bedrooms set over the first and second floors including three double bedrooms and a principal bedroom with en-suite shower room/Wc
- Entrance hall with laminate flooring, ground floor Wc with washbasin and separate utility room with integrated Zanussi washer/dryer
- Ground floor dining kitchen with French doors leading to an enclosed patio area, kitchen with integrated Bosch fan assisted oven, hob, extractor and Bosch dishwasher
- First floor lounge with French doors leading to a balcony with a view over Park Wharf water feature and towards Nottingham Castle
- First floor Wc and washbasin, second floor bathroom/Wc with white suite and separate shower cubicle with mains-fed shower
- Gas central heating, UPVC double glazing, alarm system
- Double driveway and garage provide off road parking, additional visitor parking to the development
- In walking distance of City Centre's amenities and close to Nottingham Train Station
- Sold with no upward chain









Floor 0



Floor 1

Approximate total area⁽¹⁾

131.1 m²

1410 ft²

Balconies and terraces

17 m²

183 ft²



Floor 2



(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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