



DavidJames
the estate agent

Plains Grove, Mapperley, Nottingham, NG3 5QU

£1,295 Per Month

About This Property

A well-presented semi-detached home located in a popular residential area, conveniently positioned close to Mapperley's excellent range of local amenities, schools and public transport links. The property offers spacious and well-maintained accommodation throughout, comprising a welcoming living room featuring a cosy log burner, a separate dining room with patio doors opening onto the generous rear garden, and a newly fitted kitchen with ample wall and base units, an integrated electric oven and electric hob. To the first floor are three well-proportioned bedrooms and a three-piece bathroom comprising a bath with shower over, wash hand basin and WC. Externally, the property benefits from a large enclosed rear garden, predominantly laid to lawn and a driveway providing off-street parking.

TENANCY DETAILS

Available From: NOW

Furnishing: Unfurnished

EPC Rating: TBC

Council Band: C

- Well-presented semi-detached home a stone's throw from Mapperley's shops, cafés and local amenities
- Three-bedrooms
- Two spacious reception rooms
- Living room with feature log burner
- Separate dining room with patio doors to the garden
- Newly fitted kitchen with ample storage and integrated electric oven and electric hob
- Three-piece bathroom with shower over bath
- Full double glazing and gas central heating
- Large enclosed rear garden laid to lawn
- Driveway provides off-street parking







Approximate total area⁽¹⁾
 82.8 m²
 892 ft²

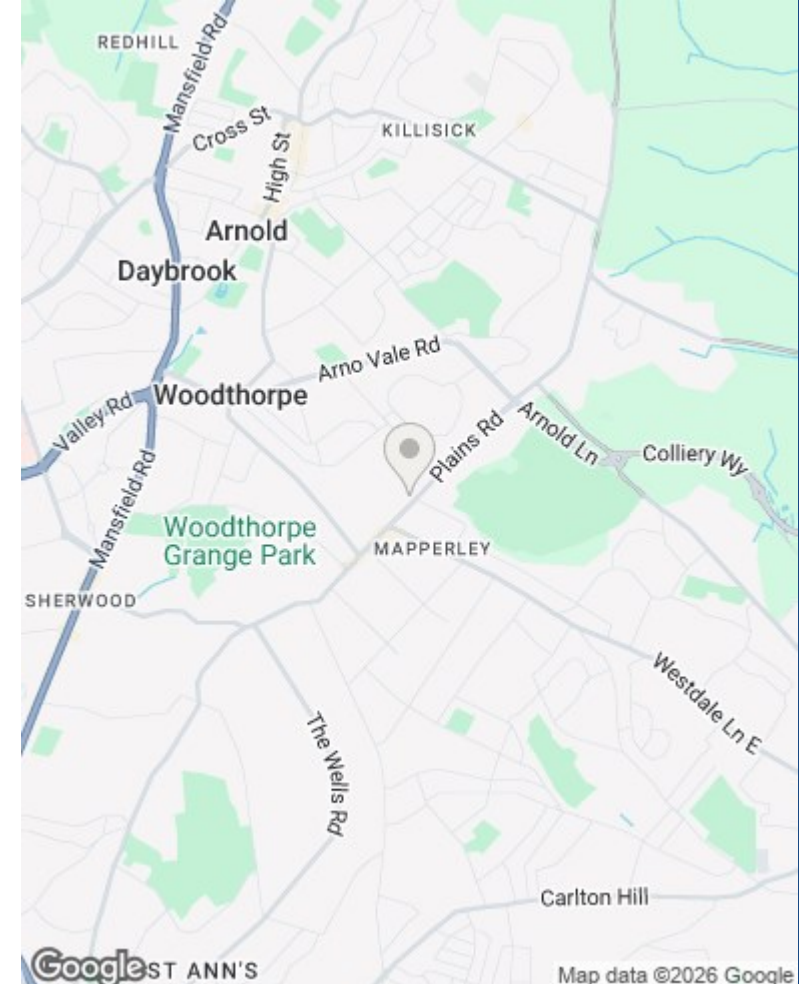
Reduced headroom
 0.9 m²
 10 ft²

(1) Excluding balconies and terraces

Reduced headroom:
 Below 1.5 m/5 ft

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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Council Tax Band: C
Gedling Borough Council

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