



Maythorn House Trent Lane, Nottingham NG2 4DS

welcome to

Maythorn House Trent Lane, Nottingham

LAST REMAINING APARTMENTS AT PELHAM WATERSIDE development in NG2. Ground floor 2-bed, AVAILABLE TO MOVE INTO NOW!

At Pelham Waterside you can enjoy the tranquility of this new waterside community whilst still being within easy reach of Nottingham and West Bridgford.



Ground Floor

Entrance through communal lobby space. Access to lift and ground floor apartments. With access to bin store and cycle store.

Kitchen/Living Space

Open plan living space, with fully fitted kitchen. A range of matching wall, base and drawer units. Integrated appliances including fridge/freezer, washing machine, dishwasher, hob and oven and sink/drainage unit. Ample space for living room area.

Bedroom One

With double glazed window and radiator

Bedroom Two

With double glazed window and radiator

Bathroom

Three piece suite comprising of toilet, hand wash basin and bath with shower attachment over.

Outside

Each apartment comes with one allocated parking space



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Maythorn House Trent Lane, Nottingham

- LAST REMAINING APARTMENTS AT PELHAM WATERSIDE
- Ground Floor, Two Bedroom Apartment
- Popular waterside location
- Ideal first time buy or investment opportunity
- EPC B

Tenure: Leasehold EPC Rating: Exempt

Service Charge: 1800.00

Ground Rent: 492.00

This is a Leasehold property with details as follows; Term of Lease 990 years from 01 Sep 2024. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£220,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WBF103848 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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