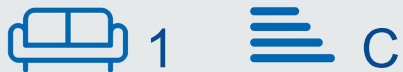


Stavely Way

Gamston
Nottingham
NG2 6QR

Guide Price £185,000 -
£195,000



 0115 841 1155



- A well-presented two-bedroom apartment
- Family bathroom and en-suite
- Allocated parking space
- Sought-after Gamston location
- Council Tax Band - C
- Open plan living/ kitchen/ diner
- Perfect for first time buyers or downsizers
- Close to local amenities
- Viewing essential!
- Tenure - Leasehold - 978 Years Remaining



0115 841 1155

Stavely Way, Gamston, Nottingham, NG2 6QR

Key Features

GUIDE PRICE £185,000 - £195,000. A beautifully presented two-bedroom apartment, ideally situated in the popular area of Gamston, offering excellent access to a range of local amenities and transport links. Perfectly suited to first-time buyers, downsizers or investors, this spacious first-floor apartment provides well-proportioned accommodation with a modern and welcoming feel throughout.

Upon entering, a welcoming entrance hallway provides access to all rooms and features attractive herringbone flooring, which continues through to the living areas and bathrooms.

The impressive open-plan kitchen, dining and living space provides the ideal hub of the home, offering plenty of room for both relaxing and entertaining. The updated kitchen is well equipped with a range of fitted units and work surfaces and space for white goods, while the living area benefits from doors opening onto a Juliet balcony, allowing plenty of natural light into the room.

There are two well-proportioned bedrooms, including a generous main bedroom with the added benefit of an en-suite shower room. The second bedroom provides excellent flexibility and could also be used as a home office or guest bedroom.

A separate family bathroom completes the internal accommodation.

Further benefits include allocated parking, an intercom entry system and attractive contemporary finishes throughout.

One of Gamston's key advantages is its location. Nottingham city centre is easily accessible by road and public transport, while nearby areas such as West Bridgford, Edwalton and Lady Bay provide a wide range of shops, restaurants, cafés and leisure facilities. Gamston also benefits from good road links, including convenient access to the A52 and wider Nottinghamshire.





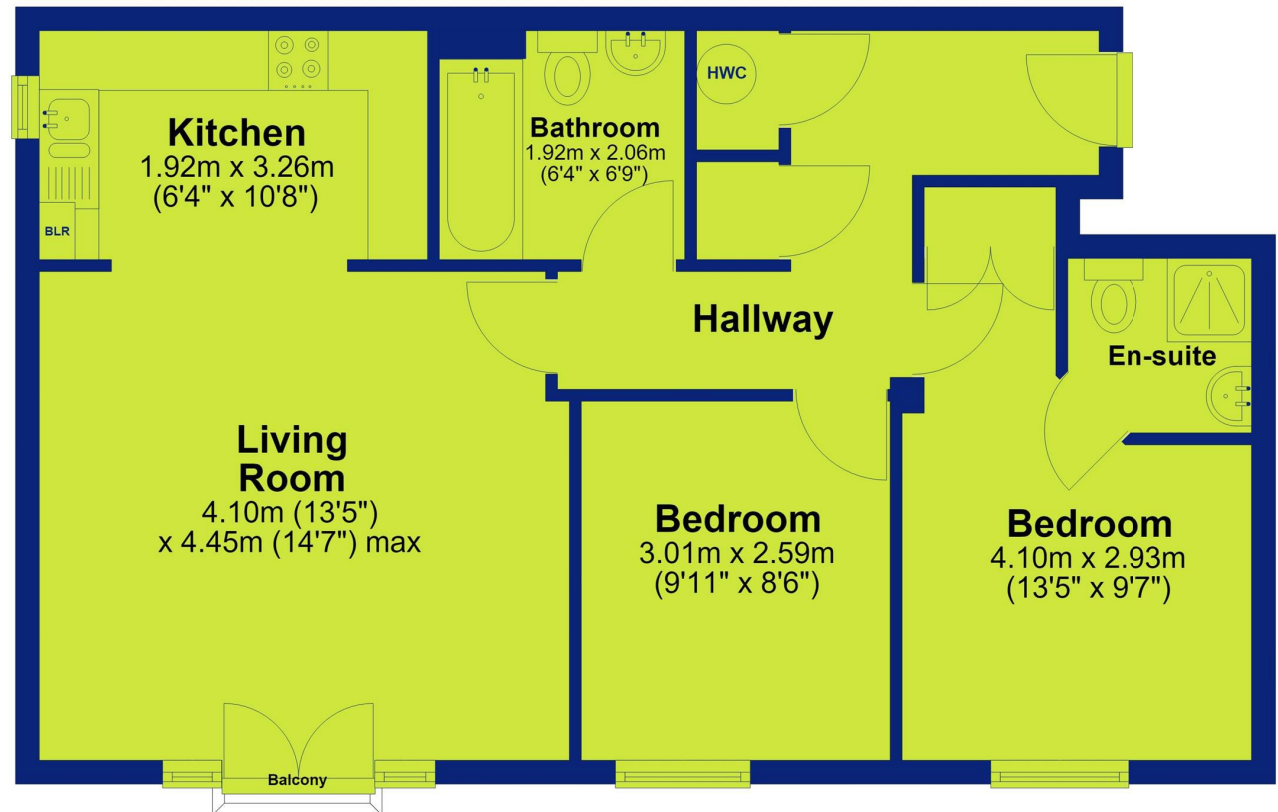
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Stavely Way, Gamston, Nottingham, NG2 6QR



First Floor

Approx. 59.6 sq. metres (641.5 sq. feet)
(excluding Balcony)



Total area: approx. 59.6 sq. metres (641.5 sq. feet)



0115 841 1155

Stavely Way, Gamston, Nottingham, NG2 6QR



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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	79	
	EU Directive 2002/91/EC 	

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Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.