Leivers House Derwent Crescent, Arnold, NG5 6TF

£750 Per Month

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Marriotts

Leivers House Derwent Crescent, Arnold, Nottingham, NG5 6TF

- Ground floor apartment
- Modern kitchen with appliances
- Single garage in a block
- One bedroom
- Bathroom with electric shower

A well-maintained ground-floor apartment in a popular development just off Gedling Road, directly opposite Arnold Hill Academy. The property has one-bedroom with built-in sliding mirrored wardrobes, living room with fireplace, bathroom in white with electric shower over the bath and modern kitchen in gloss white with built-in oven, hob, extractor and fridge. Communal gardens, shared residence parking, single garage in a block.

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Entrance Hall

With a front entrance door from the communal lobby, security entry phone, large walk-in cloaks cupboard and doors to all rooms.

Living Room

Tiled fireplace and hearth with Mahogany coloured surround, UPVC double glazed window overlooking the inner gardens and a modern electric storage heater.

Kitchen

A range of modern units with doors in gloss white, wood effect worktops with inset stainless steel sink unit and drainer and tiled splashbacks. Appliances consist of an integrated electric brushed steel oven, four-ring halogen hob with brushed steel extractor canopy and a built-in fridge with freezer compartment. Walk-in shelved utility cupboard with plumbing for washing machine, separate airing cupboard housing the hot water cylinder and further shelved cupboard. Wood style floor covering and UPVC double-glazed window.

Bedroom

Built-in wardrobes to one wall with sliding mirror doors, modern electric storage heater and UPVC double-glazed window.

Bathroom

A white suite consisting of a bath with full height tiled surround and electric shower, dual flush toilet and pedestal wash basin. Grey wood style floor covering, electric fan heater, electric storage heater and UPVC double-glazed window.

Outside

The building stands within communal and maintained gardens and grounds with mature trees, bin stores and seating areas and shared residents parking to the front and side. The property also has a single garage in a block to the rear of the building.

Material Information

DEPOSIT: £865.00 - You will be required to pay a holding deposit equivalent to one weeks rent at the point of referencing. This is then credited to the security deposit when acceptable references are completed.
COUNCIL TAX: Gedling Borough Council - Band A
AVAILABLE: Now.
MANAGEMENT: TBC
PROPERTY CONSTRUCTION: Cavity brick.
FLOOD RISK: Very low.
UTILITIES - Mains electric, water and sewerage.
MAINS ELECTRICITY PROVIDER: Octopus Energy.
MAINS WATER PROVIDER: Severn Trent.
MAINS SEWERAGE PROVIDER: Severn Trent.
WATER METER: Yes.
BROADBAND AVAILABILITY: Please visit Ofcom - Broadband and Mobile coverage checker.
MOBILE SIGNAL/COVERAGE: Please visit Ofcom - Broadband and Mobile coverage checker.
ELECTRIC CAR CHARGING POINT: Not available.
ACCESS AND SAFETY INFORMATION: Level communal access.

References and credit checks will be required.

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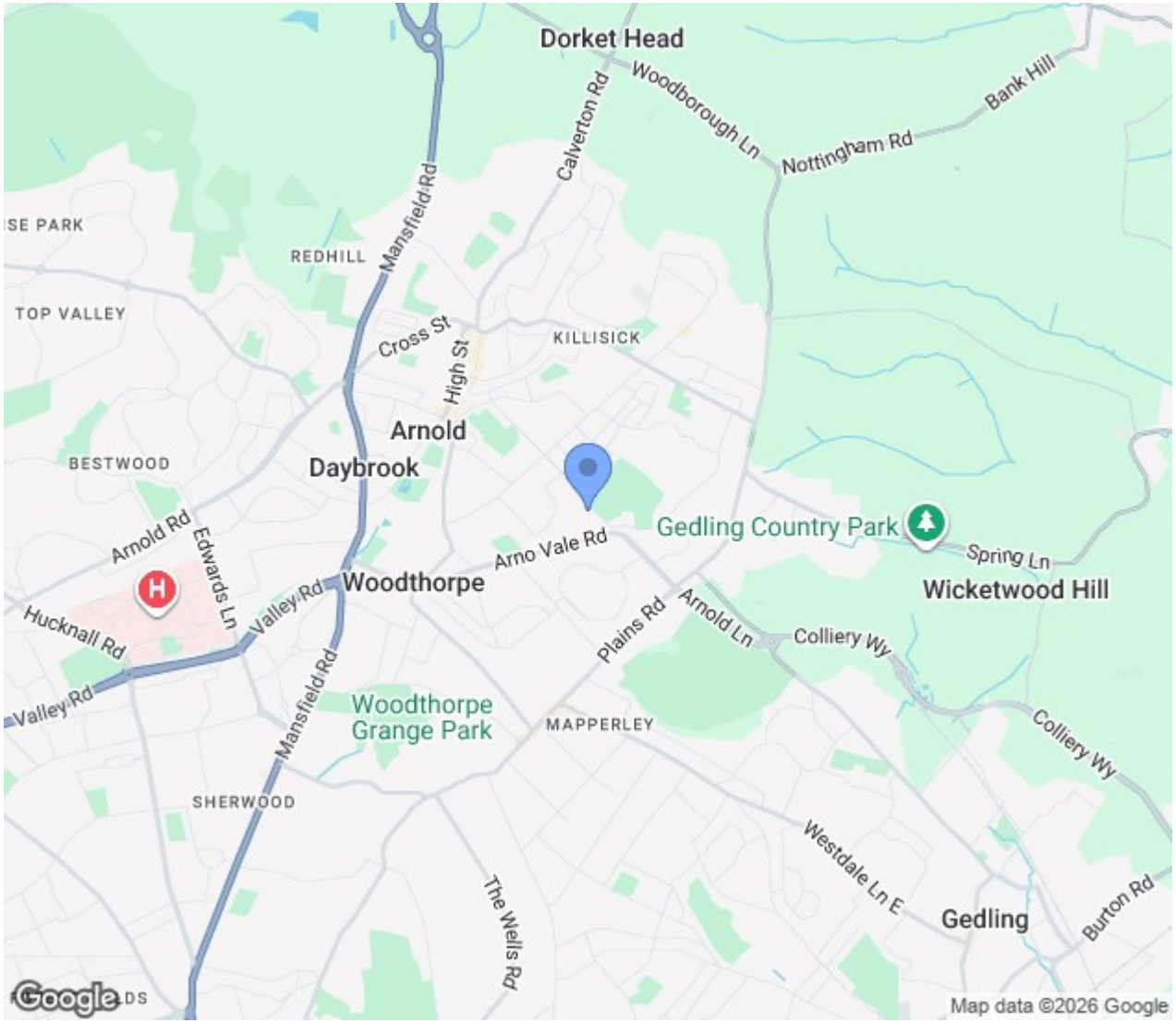
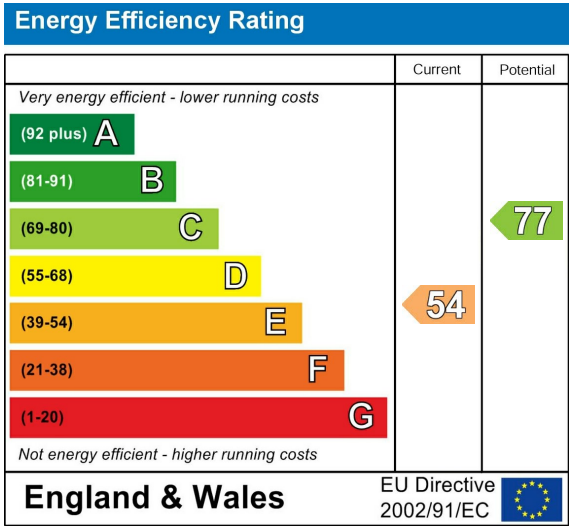
LEIVERS HOUSE





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