



Harlaxton Drive, Nottingham
£4,328 pcm

 **Comfort**
Estates



Harlaxton Drive

Nottingham

A RARE OPPORTUNITY – DETACHED SIX-BEDROOM STUDENT HOUSE WITH A GARDEN IN LENTON!

Finding a detached property with a garden in Lenton is rare, making this spacious six-bedroom house a fantastic find for students looking for something a little different.

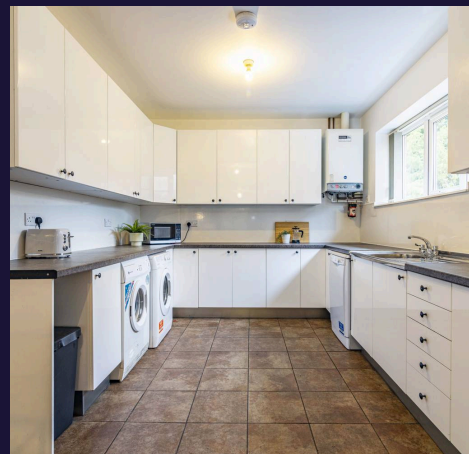
Ideally located on the edge of the prestigious Park Estate, the property offers the best of both worlds: a peaceful setting for walks and a short walk into Nottingham City Centre, with its fantastic choice of pubs, cafés, shops and restaurants. Excellent public transport links also provide easy access to both universities and the QMC.

The property offers six double bedrooms across two floors, with four bedrooms on the ground floor and a further two on the first floor. The ground floor also benefits from two bathrooms and a very spacious kitchen and living area, providing plenty of room for a group of students to live comfortably together.

Outside, the private garden is a real bonus, offering valuable outdoor space to enjoy throughout the year. Combined with the space and privacy of a detached house, this is a property that stands out from the usual student accommodation available in Lenton.

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Finding a detached property with a garden in





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| Your Next Student Home for 2027/28 | £166 pppw | Bills Included | Deposit £350pp | Available From 07 July 2027 | 360 Virtual Tour Available | Detached Property | Private Garden | Walking Distance to NTU & UoN | Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- £166pppw Including Bills
- Deposit £350pp
- Available From 07 July 2027
- Detached Home
- Private Garden
- Generously Proportioned Living Space
- Close to NTU and UoN
- Close to Savoy Cinema
- Prime Lenton Triangle Position
- On Street Permit Parking



Entrance Hall

A welcoming, spacious, shared entry to the property

Kitchen/Living Room

A spacious kitchen and living area. Furnished with three sofas, a dining table and integrated kitchen appliances including; two gas hobs, two fridge/freezers, washing machine and a dishwasher.

Bedrooms

All spacious double bedrooms are furnished with wardrobes, a set of drawers, a desk and a chair, and benefit from sinks too. Each room has internet access and a TV point.

Bathrooms

Two shower rooms each including a large shower, toilet, wash basin and mirror.

Bills

Bills are included in the rent, subject to fair usage which will be outlined in your tenancy agreement. Bills included are Gas, Water, & Electricity. The Tenant is responsible for arranging the supply and payment of all other bills and utilities, if applicable.

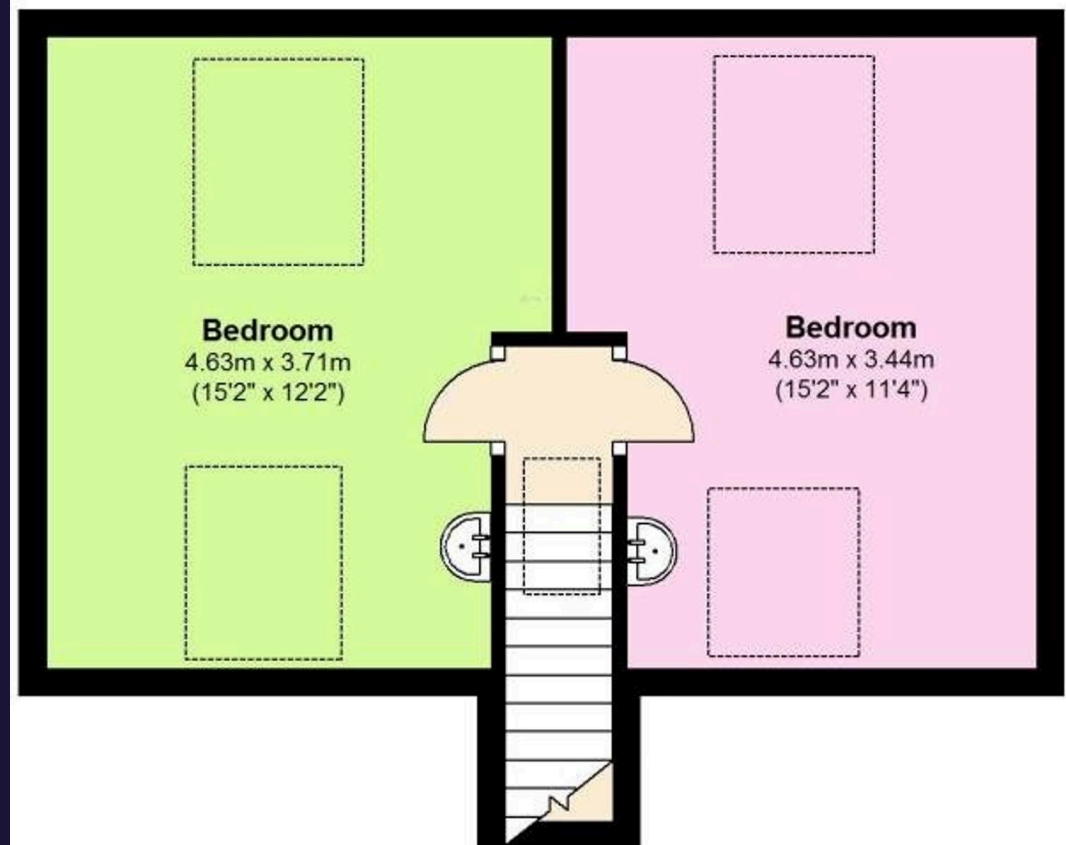




Approx. 12.10 sq. metres (130.7 sq. feet)



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