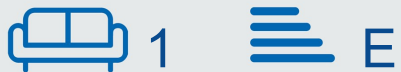


# Mapperley Road

Mapperley Park  
Nottingham  
NG3 5AN

Guide Price £159,000



 0115 841 1155



- Beautiful Victorian building in sought-after Mapperley Park
- Bright entrance hallway
- Private patio for outdoor seating
- Gated driveway with on-site parking
- EPC Band E / Council Tax Band B
- Ground-floor one-bedroom apartment
- Open-plan kitchen and living area
- Dual-aspect layout with excellent natural light
- Close to Nottingham city centre, shops, cafés, and amenities
- Leasehold





0115 841 1155

## Mapperley Road, Mapperley Park, Nottingham, NG3 5AN

### Key Features

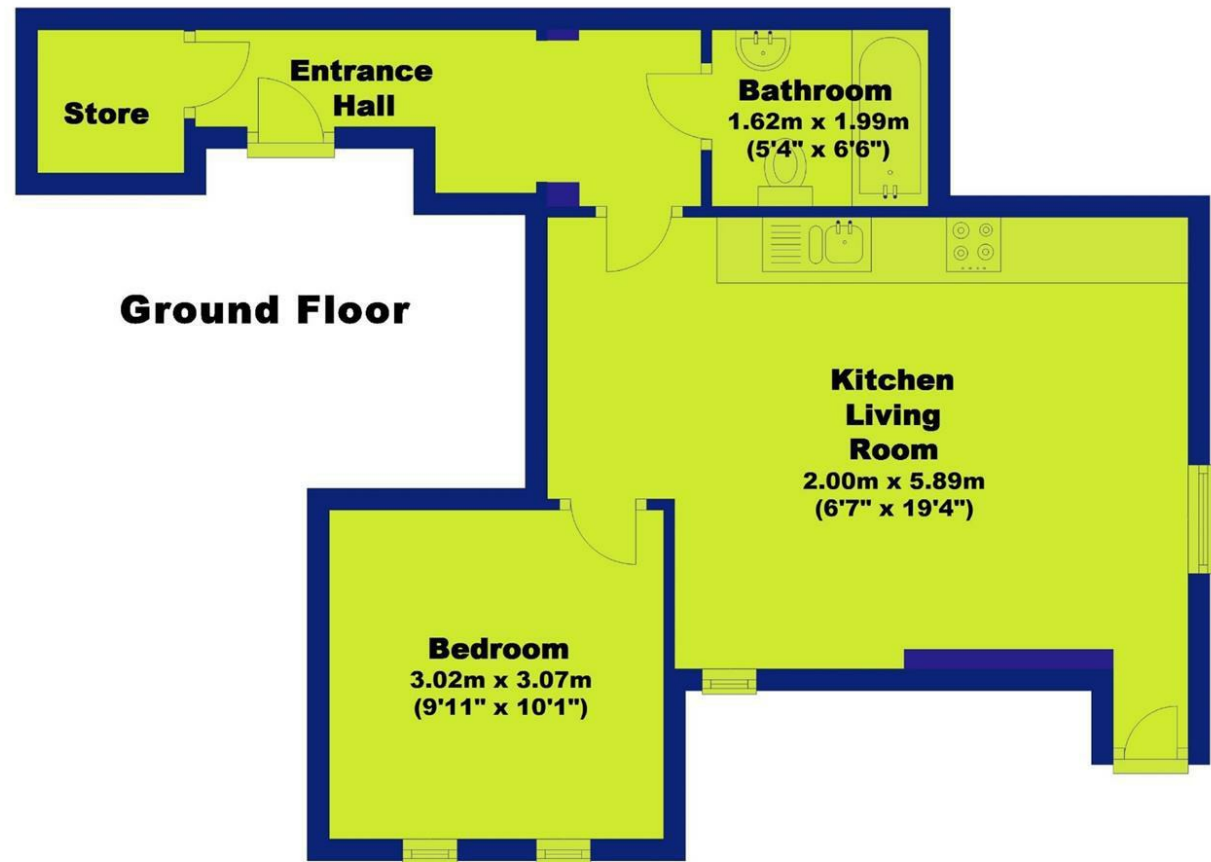
Marlborough Hall is a stunning Victorian residence set in the leafy, sought-after Mapperley Park neighbourhood, thoughtfully converted into just sixteen beautifully crafted apartments.





0115 841 1155

Mapperley Road, Mapperley Park, Nottingham, NG3 5AN







0115 841 1155

## Mapperley Road, Mapperley Park, Nottingham, NG3 5AN




### *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) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	44	44
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	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.