

Nottingham One

Canal Street
Nottingham
NG1 7HG

Asking Price Of £125,000



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0115 841 1155



- Purpose Built Apartment Building
- Well Presented/Located on Sixth Floor
- One Double Bedroom
- Open Plan Kitchen, Living & Dining Area
- Shower Room
- Fabulous City Centre Location
- Lift Access/Concierge/Fob Entry System
- Canal Side
- Investment Opportunity/Tenant in Situ currently let at £950 pcm
- Internal Area Approx. 412 sq ft

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Key Features

FHP Living are delighted to bring to the market this well-presented one bedroom apartment located on the sixth floor of the Tower Block in Nottingham One. The apartment boasts a modern finish. Ideal for investment buyers and currently tenanted on a long term contract (ask agent for details).

The property briefly comprises; a large open plan living kitchen and dining space finished to a good standard, a delightful double bedroom, shower room and benefitting from underfloor heating throughout.

Leasehold information - There are approximately 110 years remaining on the lease, the service charge is £1,715 pa and ground rent is £471 pa. All confirmed by our vendor. However, these details should be checked with your solicitor prior to completion.

Viewing Recommended.

These sales particulars have been prepared by FHP Living on the instruction of the vendor. Services, equipment and fittings mentioned in these particulars have NOT been tested, and as such, no warranties can be given. Prospective purchasers are advised to make their own enquiries regarding such matters. These sales particulars are produced in good faith and are not intended to form part of a contract. Whilst FHP Living have taken care in obtaining internal measurements, they should only be regarded as approximate.

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.



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Ground Floor

Approx. 38.4 sq. metres (412.9 sq. feet)



Total area: approx. 38.4 sq. metres (412.9 sq. feet)

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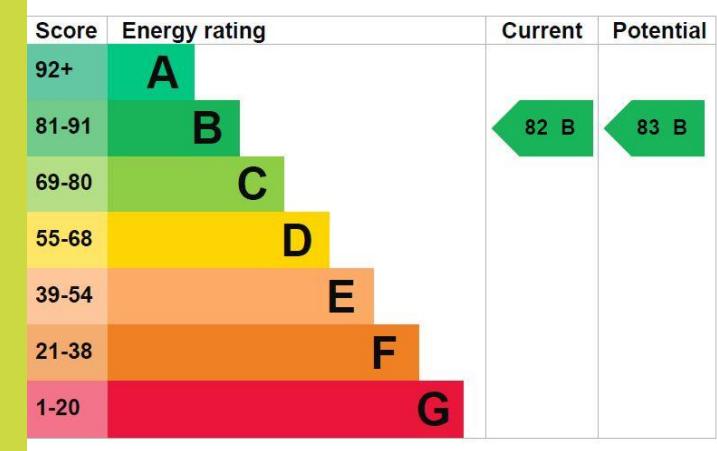


Interested in this home?

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



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