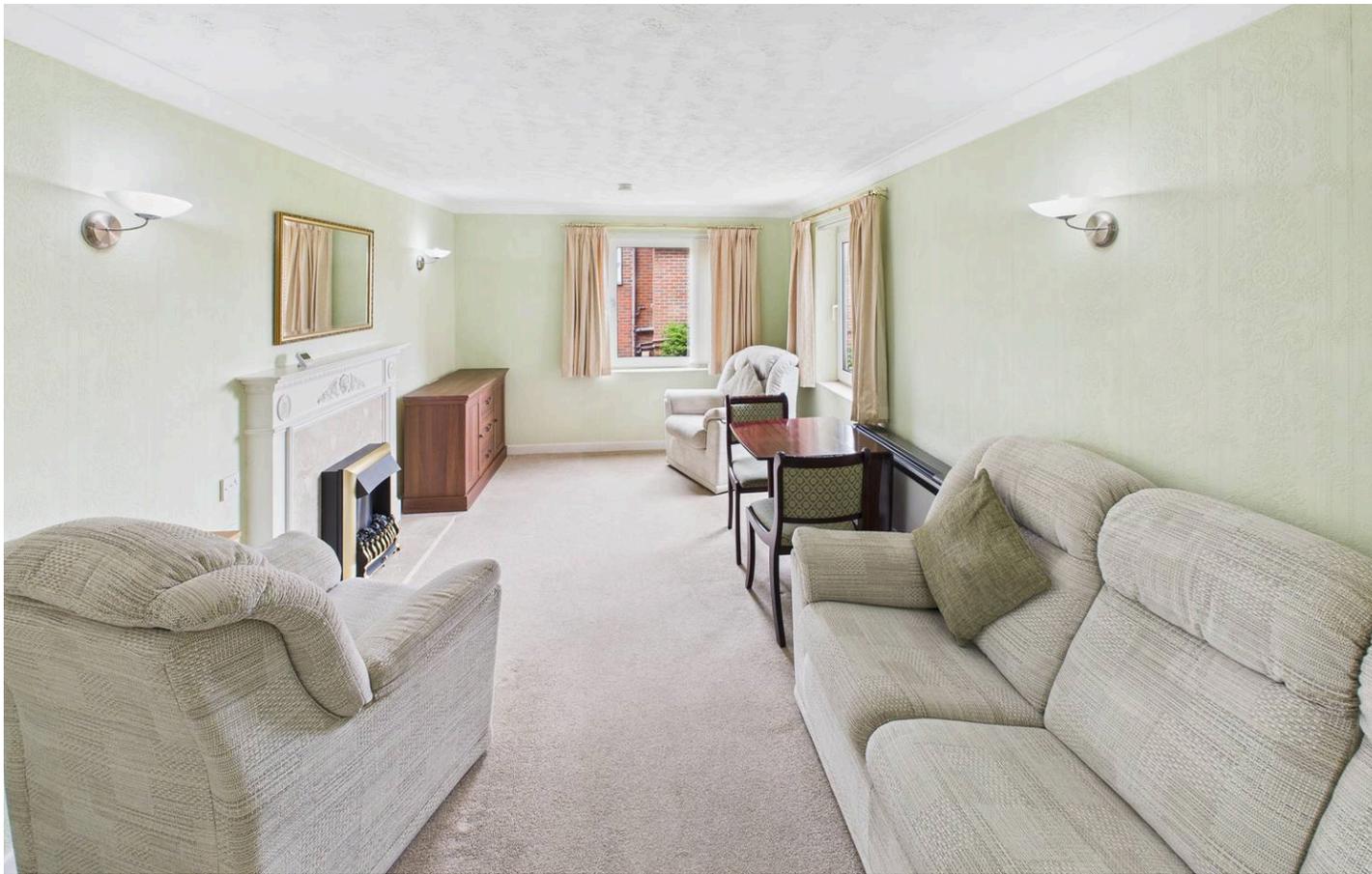




19 Beech Court, Mapperley – NG3 5PZ

Guide Price £114,950



19 Beech Court

Mapperley, Nottingham

First floor retirement apartment with lounge/dining room, compact kitchen, spacious bedroom with wardrobes, modern shower, UPVC double glazing, communal lounge, garden, and laundry. On-site parking.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- First-floor retirement apartment exclusively for the over 60s in the sought after area of Mapperley- fixtures and fittings including fridge-freezer included as part of sale
- Ideally placed apartment with no thoroughfare and conveniently situated for lift access
- Entrance hallway with intercom system and handy built-in storage cupboard
- Spacious lounge/dining room with dual aspect windows for maximum natural light, and additional storage cupboard
- Compact fitted kitchen with integrated cooking appliances and room for additional freestanding items
- Generous double bedroom with double built-in wardrobes and excellent storage capacity
- Modern shower room with three-piece suite, grab rails and wood-effect flooring
- Beautifully maintained shared gardens offering outdoor space to enjoy, and residents' communal lounge and laundry facilities available within the development
- Secure development with dedicated on-site







Lounge/Dining Room

5.54 x 3.17 m
18'1" x 10'4"

Bedroom

3.59 x 2.65 m
11'9" x 8'8"

Kitchen

1.62 x 2.17 m
5'3" x 7'1"

Storage Room

1.25 x 0.94 m
4'1" x 3'1"

Bathroom

2.02 x 1.67 m
6'7" x 5'5"

Storage Room

0.75 x 0.92 m
2'5" x 3'0"

Entrance Hallway

0.95 x 2.64 m
3'1" x 8'7"

Approximate total area⁽¹⁾

41.3 m²
447 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.