



1 Princess Avenue, Beeston
£2,477 pcm





1 Princess Avenue

Beeston, Nottingham

This great 6-bedroom student property is perfectly positioned for students at the University of Nottingham. Located in the heart of Beeston, the property offers the best of both convenience and lifestyle. You will be within approximately 12–15 minutes' walk of University Park Campus, making those early lectures far more manageable. Beeston Town Centre is just a short 5-minute walk away, where you can enjoy an excellent range of independent cafés, restaurants, bars, supermarkets and boutique shops, along with the popular Arc Cinema for entertainment right on your doorstep. The property also benefits from excellent public transport links, with Beeston tram stops just moments away providing fast and direct routes to campus and Nottingham City Centre.

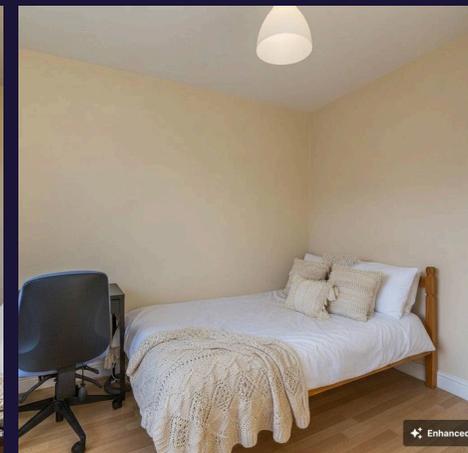
The property itself comprises six fully furnished double bedrooms, each including a double bed, desk, chair, drawers and wardrobe, creating comfortable and practical study spaces throughout.

The communal areas are ideal for social living, featuring an open plan lounge and dining area, alongside a modern, fully fitted kitchen. There is also a separate utility room complete with washing machine and tumble dryer, plus two bathrooms, helping to make shared living more convenient.

Externally, the property benefits from off-road parking for two cars and a large garden with decking, perfect for relaxing and enjoying summer with housemates.

This property is ideal for students seeking the perfect balance of vibrant town living, strong transport links and easy campus access.

Book your viewing today to avoid missing out.





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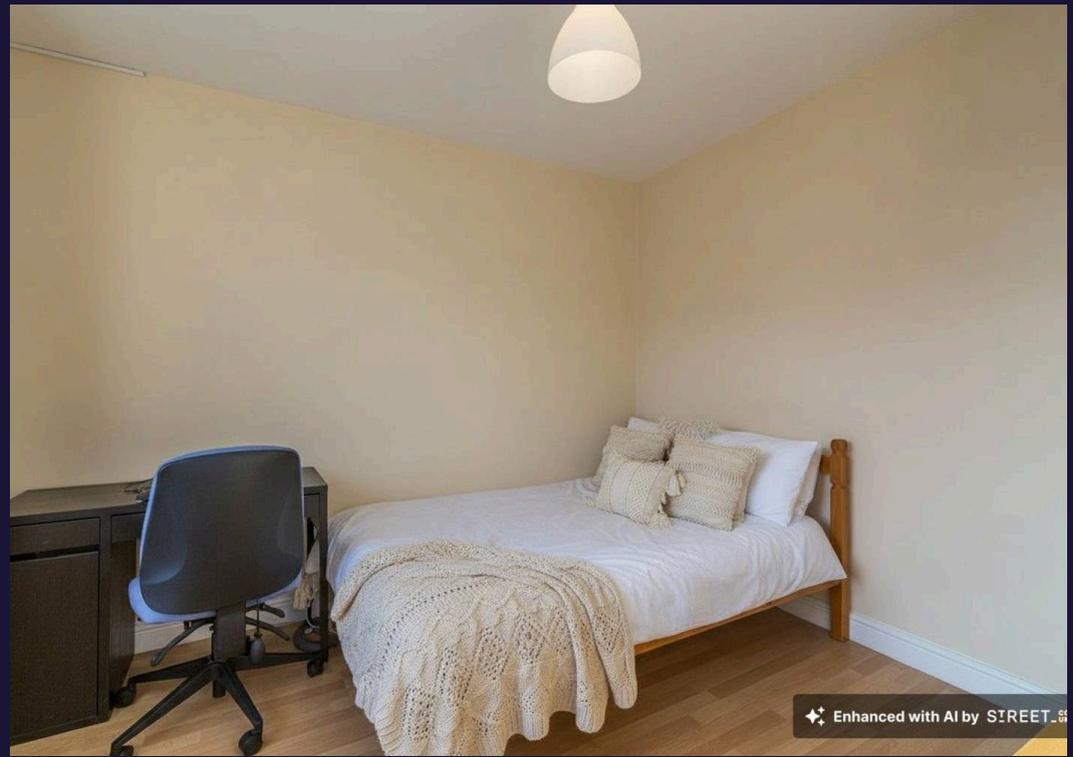
| Your Student Home for 2026/27 | £95pppw | £412.80pppm | Bills Excluded | Bills Inclusive Option £20pppw | 6 Double Bedrooms | 2 Bathrooms | Private Garden | Off Road Parking for 2 Cars | Council Tax band: B

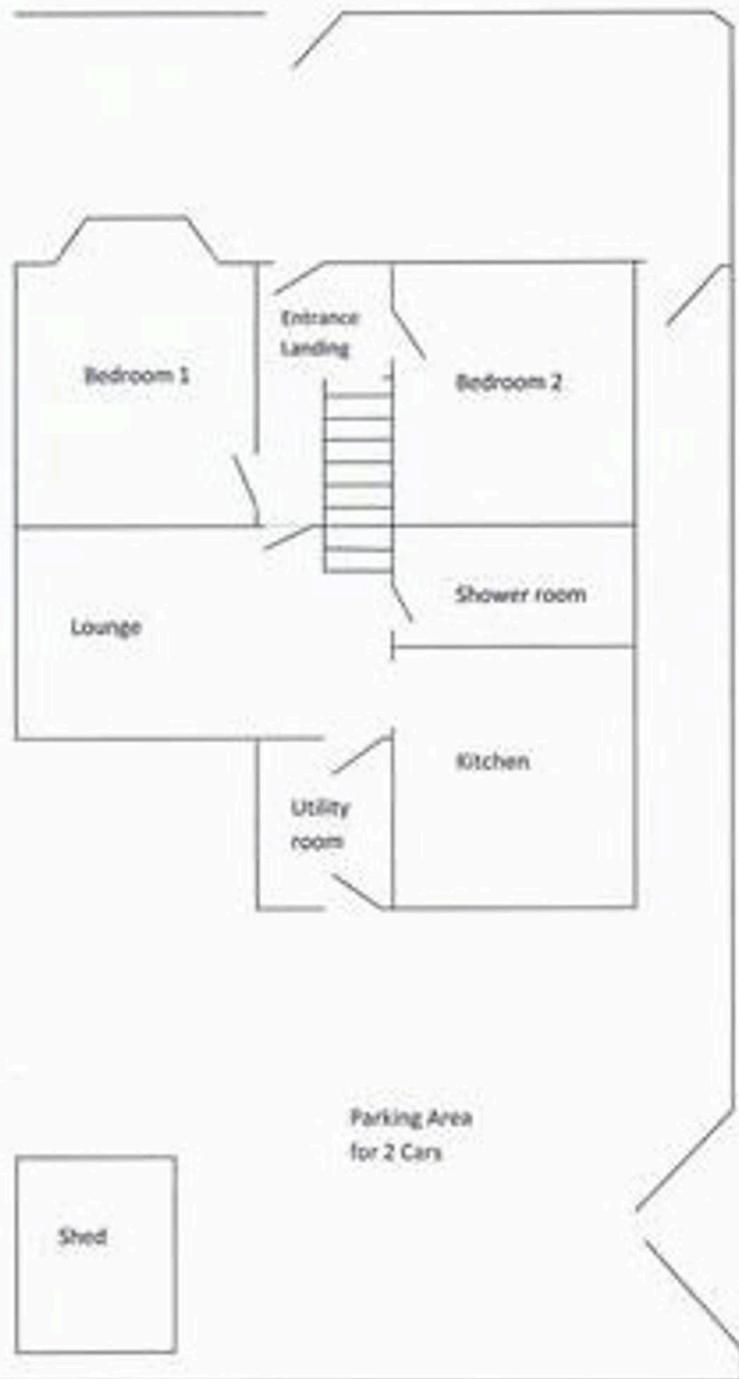
Tenure: Freehold

EPC Energy Efficiency Rating: C

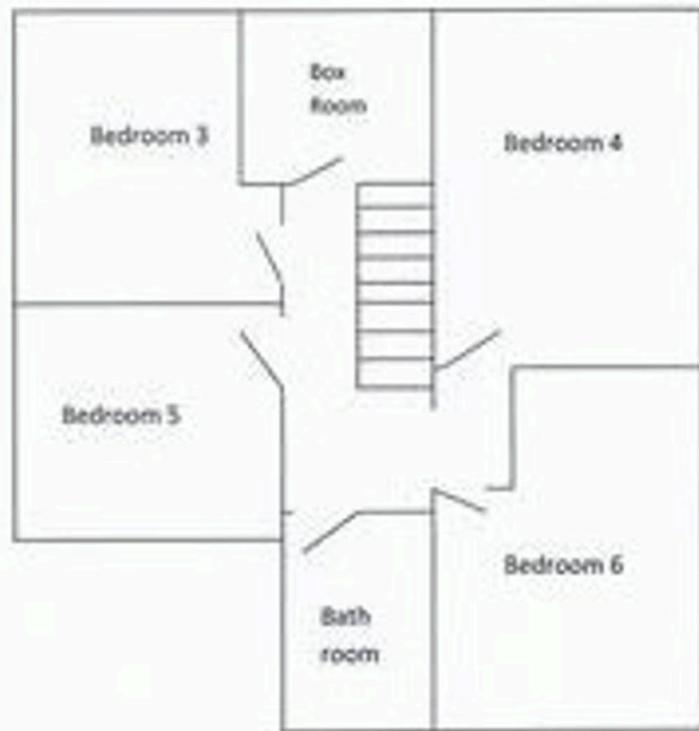
EPC Environmental Impact Rating: C

- 6 Double Bedrooms
- 2 Bathrooms
- Open Plan Living
- Private Garden
- Off Road Parking
- Bills Inclusive Option Available
- Flexible Start Date





Floor plan for Downstairs and outside



Floor plan for Upstairs



Comfort Estates

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