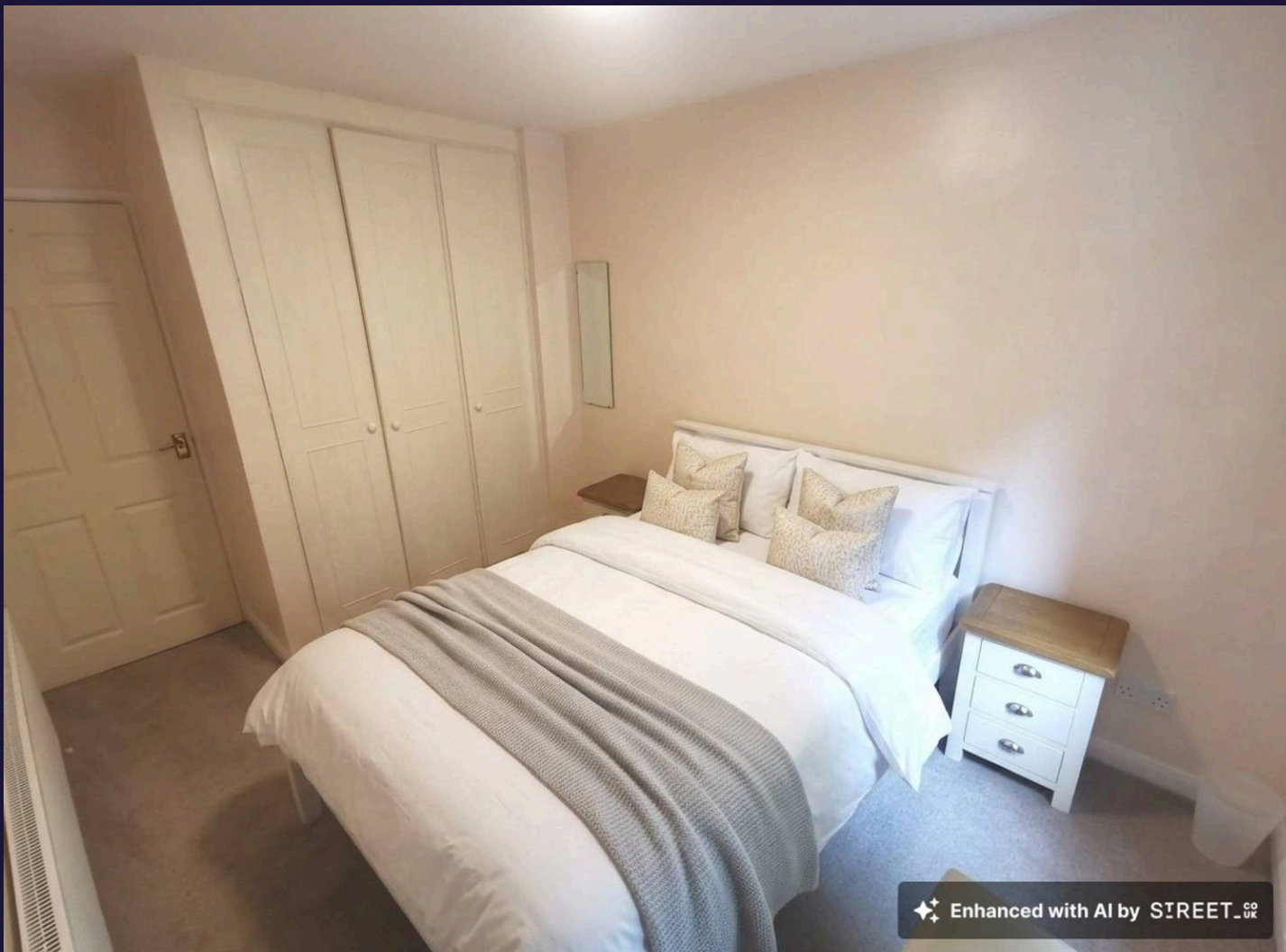




Flat 2, Park Valley, Nottingham
£1,350 PCM

 **Comfort
Estates**

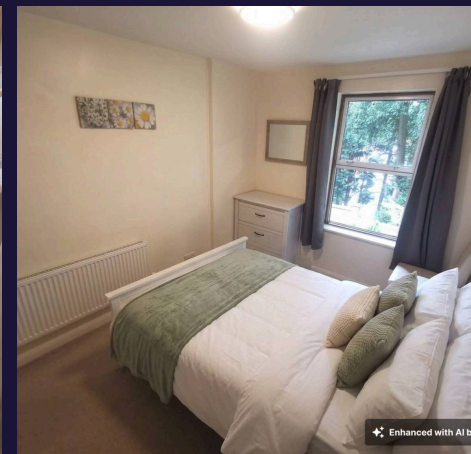


Flat 2

Park Valley, Nottingham

Comfort Estates are proud to present this spacious and well-presented two-bedroom apartment, located in the prestigious Park Estate. Situated on the desirable Park Valley, this apartment offers a generous open-plan living and dining area, featuring large windows and access to a private terrace to enjoy your morning coffee in the warmer months. The integrated kitchen includes all white goods, and there is a separate utility room housing the washing machine and boiler. The property comprises two generously sized double bedrooms, both fully furnished and benefiting from built-in storage. A brand new, modern bathroom is also due to be installed prior to 1st July 2026, which incoming tenants will benefit from. The apartment is situated within a building containing just three other apartments, creating a quiet and desirable living environment. The Park Estate is a sought-after private residential area, known for its tranquil surroundings and beautiful green spaces. Just a short walk from Nottingham City Centre, the property is ideally located close to local shops and public transport links.

Additional benefits include free permit parking via The Nottingham Park Estate. Perfect for two professional sharers or a couple - Available from the 1st July 2026.





Kitchen - 15' 4" x 9' 3" (4.68m x 2.83m)

Spacious kitchen offering ample storage and worktop space, complete with a convenient breakfast bar. The kitchen comes fully equipped with appliances including a fridge, freezer, oven, hob and dishwasher. A separate utility room is located just off the kitchen, housing the washing machine and boiler while providing additional practical storage space.

Lounge/Diner - 17' 7" x 12' 7" (5.36m x 3.84m)

Forming part of the open plan kitchen and living area, the living space is neutrally decorated throughout and comes fully furnished with sofas, a coffee table, TV stand, shelving unit, side table, and a dining table with chairs. Patio doors provide access to a private balcony while also allowing plenty of natural light into the room.

Bedroom 1 - 12' 11" x 8' 6" (3.94m x 2.59m)

Spacious double bedroom, neutrally decorated and fully furnished with built-in wardrobes, bed and mattress, bedside tables, mirrors and a chest of drawers, creating a comfortable and practical living space.

Bedroom 2 - 12' 10" x 8' 6" (3.92m x 2.60m)

A further double bedroom, also neutrally decorated throughout and fully furnished with built-in wardrobes, a bed and mattress, bedside tables and a chest of drawers, offering both comfort and practical storage space.

Bathroom - 6' 4" x 5' 3" (1.92m x 1.60m)

The bathroom is due to be fully renovated at the end of the current tenancy and will be brand new for incoming tenants. The finished space will feature a modern shower cubicle with chrome fittings, a wash basin with storage cabinet, WC, wall-mounted mirror, radiator and tiled flooring, creating a stylish and contemporary finish.



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Approximate Gross Internal Area
678 sq ft - 63 sq m



Not to Scale. Produced by The Plan Portal 2026
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