

Ilkeston Road

Nottingham
NG7 3FX

Asking Price £4,950,000



 0115 841 1155



- Purpose-Built Student Accommodation (PBSA) comprising 41 modern studios
- Attractive gross yield of 8.12%
- Prime Lenton location – one of Nottingham's most desirable student areas
- Excellent public transport links to Nottingham Trent University & city centre
- Freehold title with minimal future capex required
- Gross projected income of £402,000 (2024–25)
- Fully self-contained studios with kitchens, en-suites & study space
- Walking distance to University of Nottingham Jubilee Campus
- High-spec communal areas including on-site gym and social space
- Strong capital growth and rental uplift potential

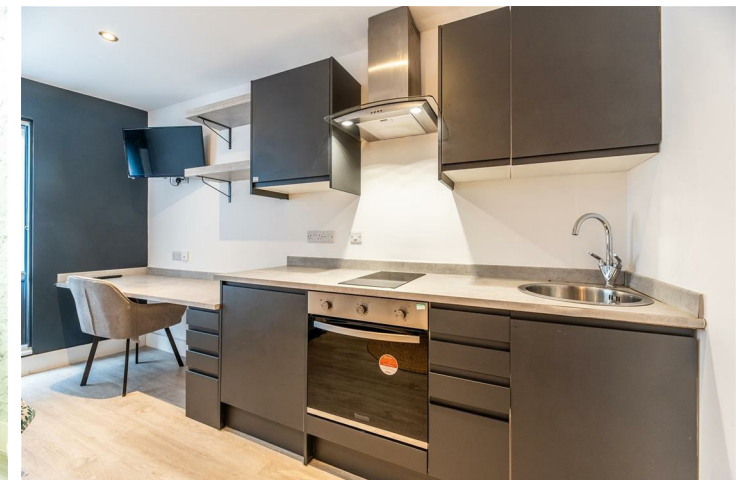


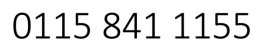
0115 841 1155

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Key Features

Modern Freehold PBSA Block in One Of Nottingham's
Best Student Area | 8.12% Yield | 41 Fully Self-
Contained Studios



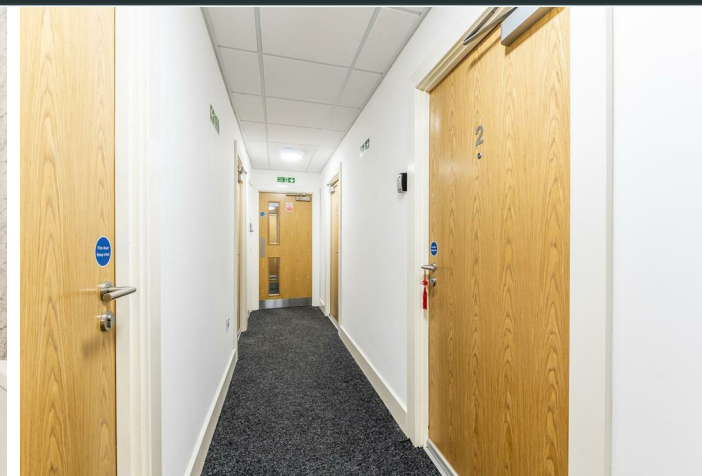


STUDENT ACCOMMODATION AT ILKESTON ROAD, NOTTINGHAM.



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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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

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