



2



1



2



C

DavidJames
the estate agent

Brightmoor Street, Nottingham, NG1 1FB

£950 Per Month

About This Property

Immaculately presented ground floor apartment, ideally situated in Nottingham City Centre and recently redecorated throughout with new flooring. The property benefits from its own private entrance, leading into a welcoming hallway with useful storage cupboard. The spacious living room features dual aspect windows providing plenty of natural light, together with an additional storage cupboard. The modern kitchen is fitted with a range of units and integrated appliances, while there are two well-proportioned bedrooms, including a principal bedroom with the added benefit of an en-suite shower room. A separate bathroom with a white suite completes the accommodation. Further benefits include UPVC double glazing, gas central heating and a rear patio area, providing a pleasant outdoor space. An excellent opportunity for those seeking a well-presented city centre home with convenient access to Nottingham's wide range of shops, restaurants, bars, amenities and transport links.

TENANCY DETAILS

Available From: NOW

Furnishing: Unfurnished

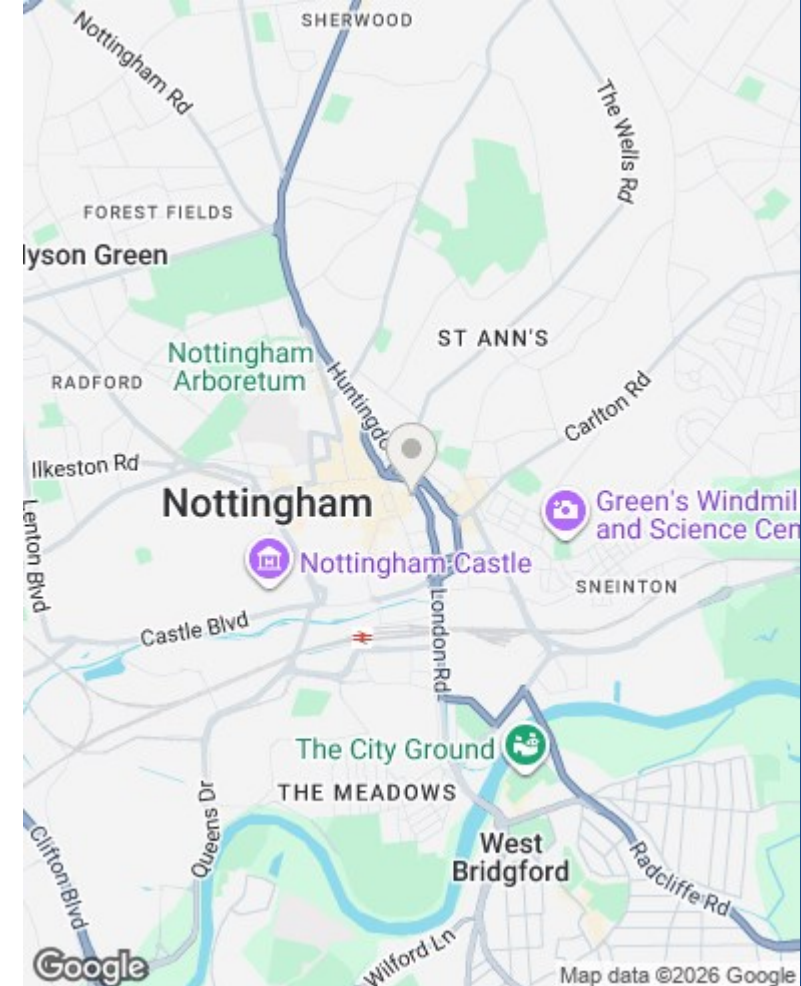
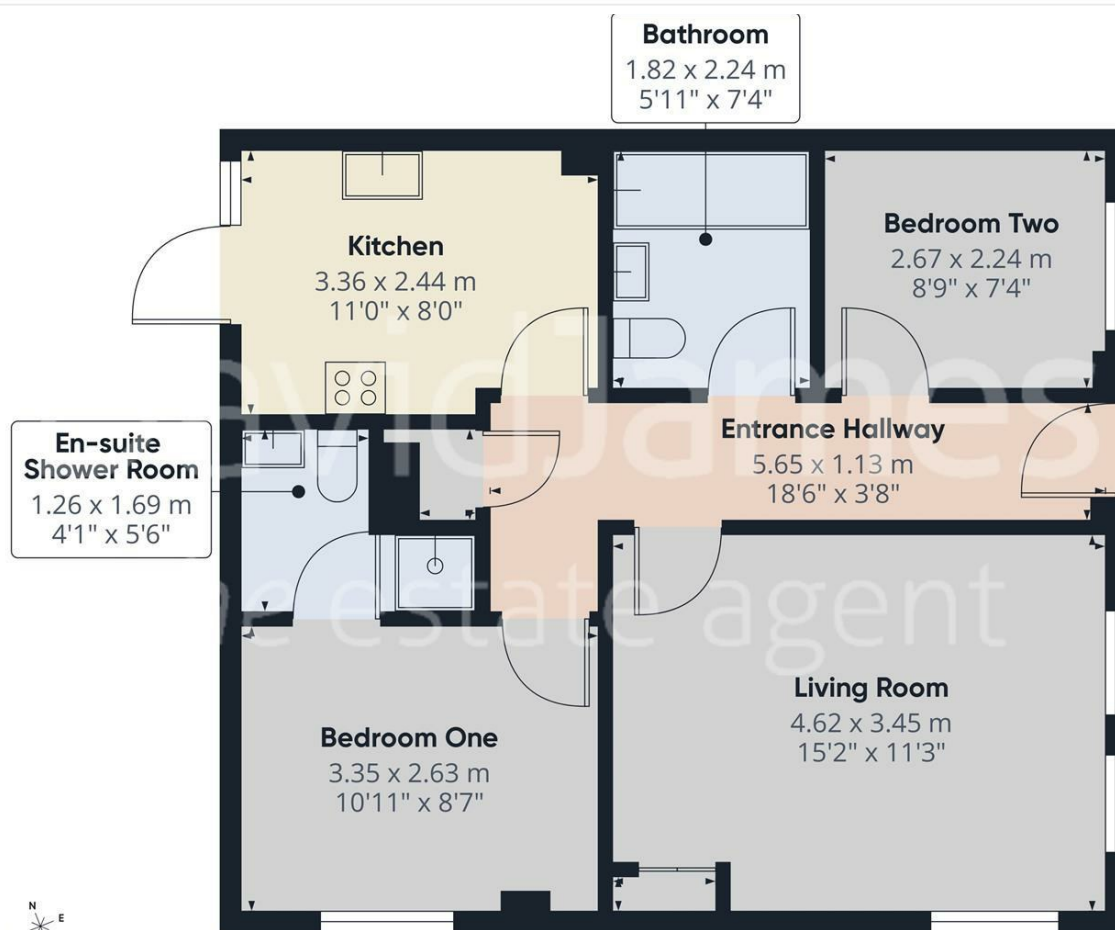
EPC Rating: C

Council Band: C

- Immaculately presented ground floor apartment
- Recently redecorated throughout including new flooring
- Two well-proportioned bedrooms
- Two bathrooms including en-suite shower room
- Private entrance
- Spacious living room with dual aspect windows
- Kitchen with integrated appliances
- Rear patio area
- UPVC double glazing & gas central heating
- Fantastic city centre location!







Council Tax Band: C
Nottingham City Council

These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No person in the employment of David James Estate Agents Ltd has any authority to make any representation whatsoever in relation to the property. All services, together with electrical fittings or fitted appliances have NOT been tested. All the measurements given in the details are approximate. Floor plans are for illustrative purposes only and are not drawn to scale. The position and size of doors, windows, appliances and other features are approximate only. The photographs of this property have been taken with a 10mm wide-angle lens. No responsibility can be accepted for any loss or expense incurred in viewing. If you have a property to sell you may wish to take advantage of our free valuation service. David James Estate Agents have established professional relationships with third-party suppliers for the provision of services to Clients. As remuneration for this professional relationship, the agent receives referral commission from the third-party company. David James Estate Agents receives the following commission from each third party supplier on a per referral basis: W A Barnes Ltd: £60 including VAT. All Moves UK Ltd: 18% including VAT of the invoice total (£107 including VAT average). MoveWithUs Limited: £188 including VAT (average).

DavidJames
the estate agent

David James Estate Agents
45b Plains Road, Mapperley, Nottingham, NG3 5JU
t: 0115 962 4213 e: lettings@david-james.com

naea | propertymark
PROTECTED

**The Property
Ombudsman**