

Cavendish Road East

The Park
Nottingham
NG7 1BB

Guide Price £620,000



 0115 841 1155



- Prestigious location within the highly regarded Park Estate
- Stylishly modernised interior blending old and new
- Stylish family bathroom
- Light-filled living area with glazed balustrade detail
- Council Tax Band - E
- Three bedrooms
- Impressive split-level open-plan living space
- Landscaped rear garden with lower maintenance design
- French style doors opening onto an elevated terrace
- Tenure - Freehold



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Cavendish Road East, Nottingham, NG7 1BB

Key Features

Nestled within The Park Estate, one of Nottingham's most prestigious and sought-after locations.

The Coach House is a charming character home that effortlessly blends traditional flavour with stylish contemporary living. Behind its attractive, classic façade lies a beautifully reimagined interior, thoughtfully designed to create an exceptional balance of character, light and modern convenience.

Arranged over three floors, the heart of the home is the impressive split-level open-plan living space. Rich in character, this stunning room features exposed beams, vaulted ceilings and an abundance of natural light, creating a wonderful sense of space and atmosphere. A sleek contemporary kitchen is fitted with a comprehensive range of modern units and integrated appliances, whilst a glazed balustrade subtly defines the living areas without interrupting the open feel of the room. French style doors open onto an elevated terrace overlooking the landscaped rear garden, providing an ideal setting for outdoor dining and entertaining.

A cloakroom/WC is conveniently positioned off the entrance hall, while the bedroom accommodation is arranged over the lower and upper floors. Two of the bedrooms are situated on the lower level and are served by a stylish modern bathroom. Occupying the upper floor, the master bedroom provides a peaceful retreat and benefits from a modern en-suite shower room.

Outside, a gated pathway leads to the side entrance, whilst to the rear, a beautifully landscaped garden has been designed for easier maintenance, featuring an artificial lawn, mature planting and an attractive setting in which to relax and unwind.

The Coach House offers a rare opportunity to acquire a distinctive home that successfully marries charming character with modern design. Located within the highly regarded Park Estate, it enjoys a peaceful setting whilst remaining within easy reach of the Nottingham city centre, with its excellent amenities, historic Castle, restaurants, shops, bars and transport links.





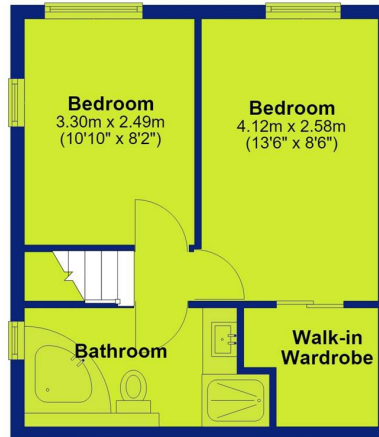
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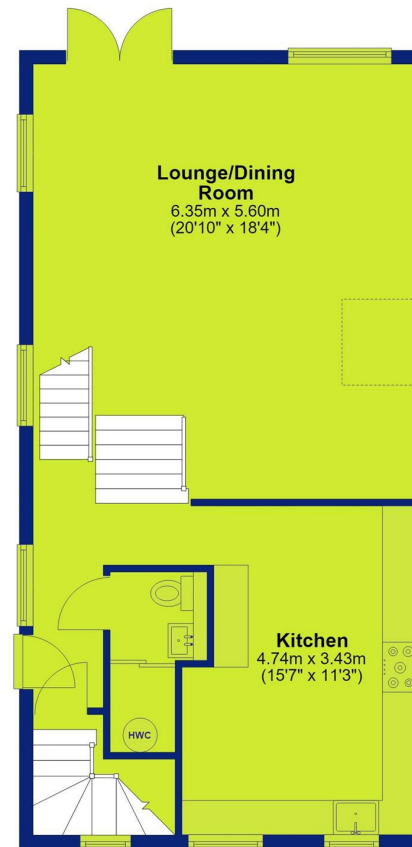
Lower Ground Floor

Approx. 30.7 sq. metres (330.9 sq. feet)



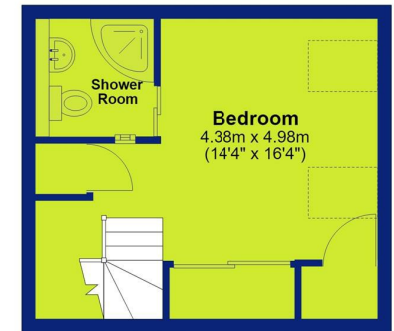
Ground Floor

Approx. 62.9 sq. metres (677.5 sq. feet)



First Floor

Approx. 21.8 sq. metres (234.8 sq. feet)



Total area: approx. 115.5 sq. metres (1243.2 sq. feet)



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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	70	76
(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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