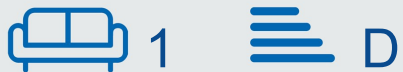


Gladstone Court

Cavendish Crescent South
The Park
NG7 1EN

Offers Over £239,950



0115 841 1155



- Prestigious Park Estate location
- Highly regarded and convenient position
- Open-plan lounge and kitchen with modern fitted units, integrated appliances and pleasant outlook
- Two shower rooms including one ensuite
- Ideal modern living and entertaining space
- Stunning Castle views
- Welcoming entrance hall to principal rooms
- Two bedrooms
- Gated allocated parking
- Good transport links, and walking distance to city centre, train station and Nottingham castle castle.



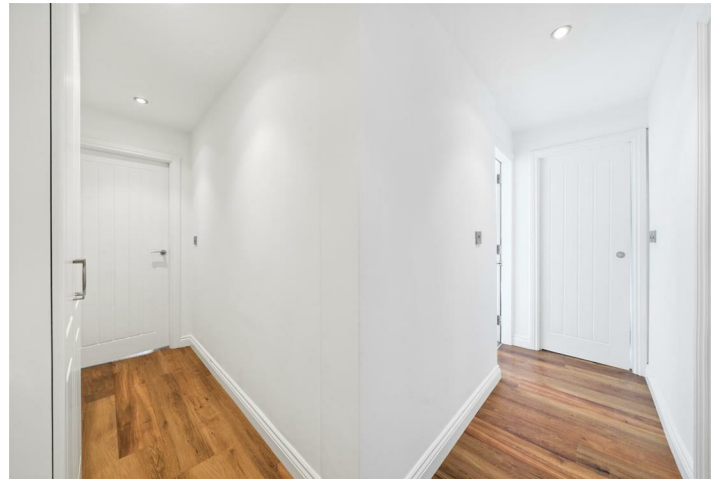
0115 841 1155

Gladstone Court, Cavendish Crescent South, The Park, NG7 1EN

Key Features

Situated within the prestigious Park Estate, this delightful second-floor apartment forms part of Gladstone Court, an attractive substantial period building benefitting beautiful views to the castle through vast traditional sash windows.

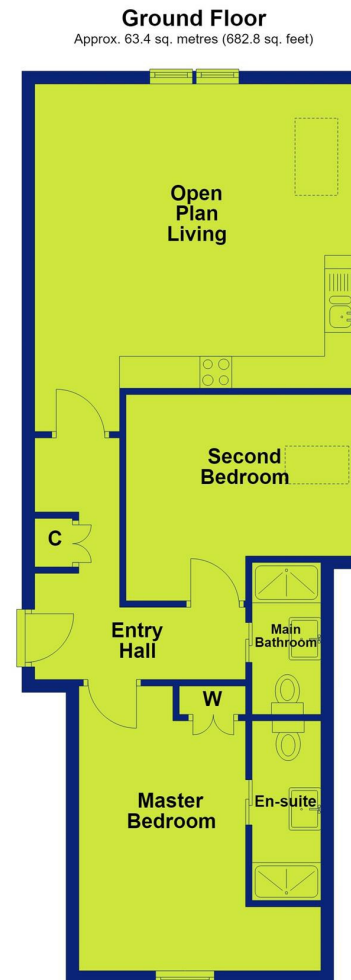
The property enjoys excellent access to Nottingham city centre, with its wealth of bars, restaurants, shops and entertainment options, together with superb transport links, the historic Nottingham Castle and the city's charming railway station. Internally, the apartment offers stylish accommodation, with the welcoming entrance hall providing access to the principal rooms. The open-plan lounge/kitchen enjoys a beautiful outlook and features a modern range of fitted units and appliances, creating ideal modern living and entertaining space with impressive views surrounding area including Nottingham castle, a particular delight in the evening. There are two bedrooms, each benefiting from individual access to a modern shower room, providing excellent flexibility for residents and guests. Externally, the property further benefits from gated allocated parking for one car, a particularly valuable feature within this prestigious setting. A superb opportunity to acquire a delightful apartment within one of Nottingham's most sought after residential locations, combining modern living and exceptional access to the city.





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Total area: approx. 63.4 sq. metres (682.8 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		79
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

These sales particulars have been prepared by FHP Living on the instruction of the vendor. Services, equipment and fittings mentioned in these particulars have NOT been tested, and as such, no warranties can be given. Prospective purchasers are advised to make their own enquiries regarding such matters. These sales particulars are produced in good faith and are not intended to form part of a contract. Whilst FHP Living have taken care in obtaining internal measurements, they should only be regarded as approximate.

Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.