

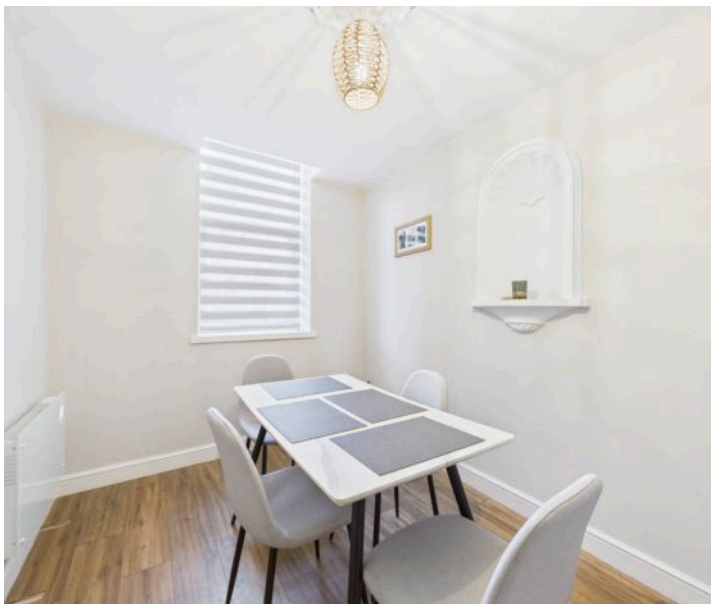


## Flat 8, The Regent Hine Hall, Mapperley – NG3 5PD

Guide Price £180,000

DavidJames  
the estate agent





## Flat 8

### The Regent Hine Hall, Nottingham

First-floor 2/3 bed apartment set within the stunning and historic Hine Hall! Available with no upward chain, well-presented and ideally positioned for access to nearby amenities and bus services!

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

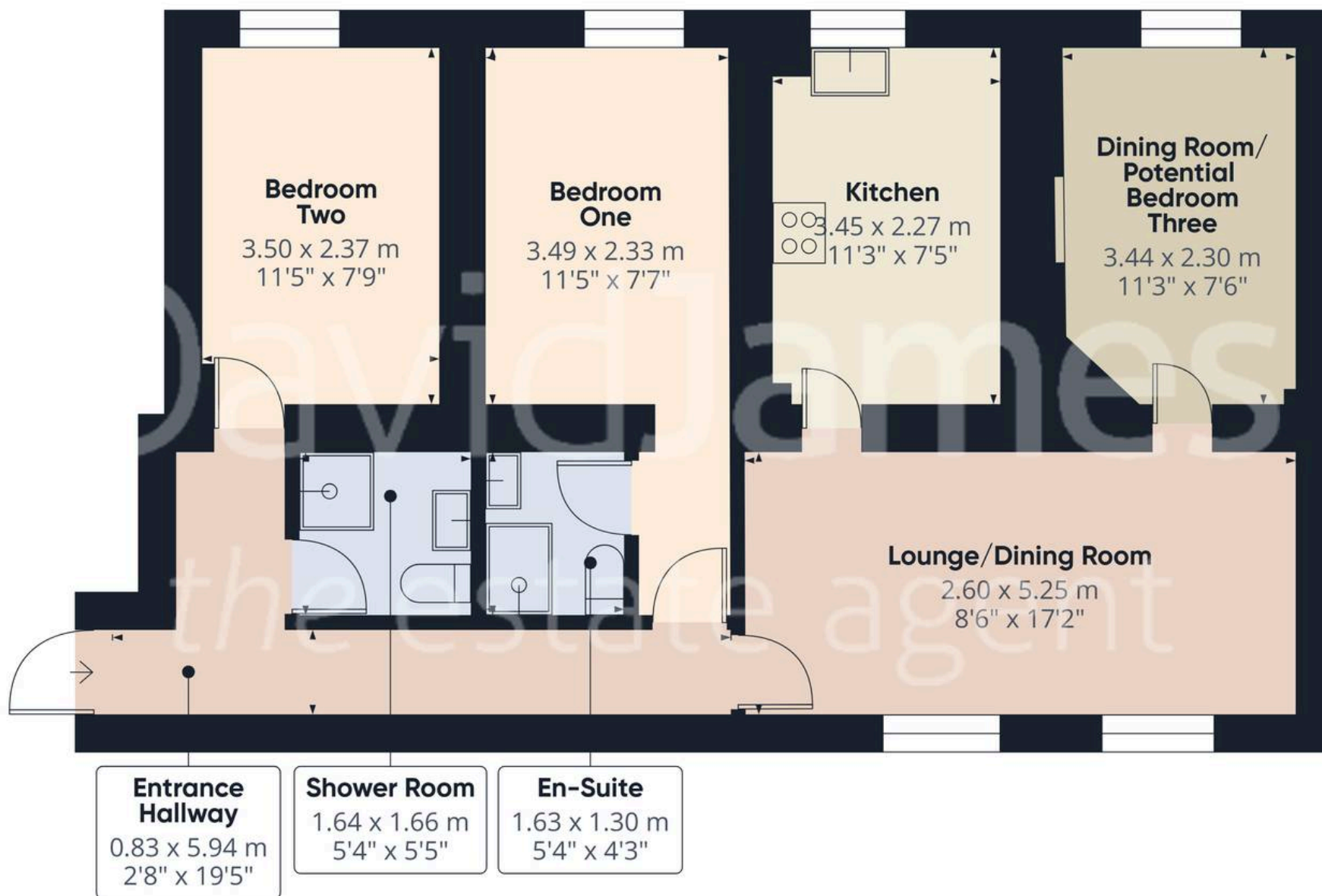
EPC Environmental Impact Rating: D

- First-floor apartment set within the stunning and historic Hine Hall development
- Available to purchase with no upward chain
- Ideal for first-time buyers, investors or professionals seeking easy access to Nottingham City Centre
- Excellent location close to frequent bus links and Mapperley's vibrant amenities
- Bright living space with a Juliet balcony and excellent natural light
- Versatile dining room (which could function as a third bedroom, if required)
- Contemporary kitchen with high-gloss units and integrated cooking appliances
- Main bedroom en-suite and a further separate modern shower room
- Parking within large, communal and secure gated car park
- Beautiful extensive communal grounds









Approximate total area<sup>(1)</sup>

60.4 m<sup>2</sup>

650 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





## David James Estate Agents

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