



## Apt 17, Woodthorpe Mews Woodthorpe Drive, Woodthorpe – NG5 4AT

Guide Price **£155,000**





## Apartment 17

Woodthorpe Mews Woodthorpe Drive,  
Nottingham

CALLING FIRST TIME BUYERS, PROFESSIONALS AND INVESTORS! Spacious chain-free two-bedroom apartment overlooking Woodthorpe Park. Open-plan kitchen/living alongside bathroom, en-suite and secure parking!  
Council Tax band: C

Tenure: Leasehold

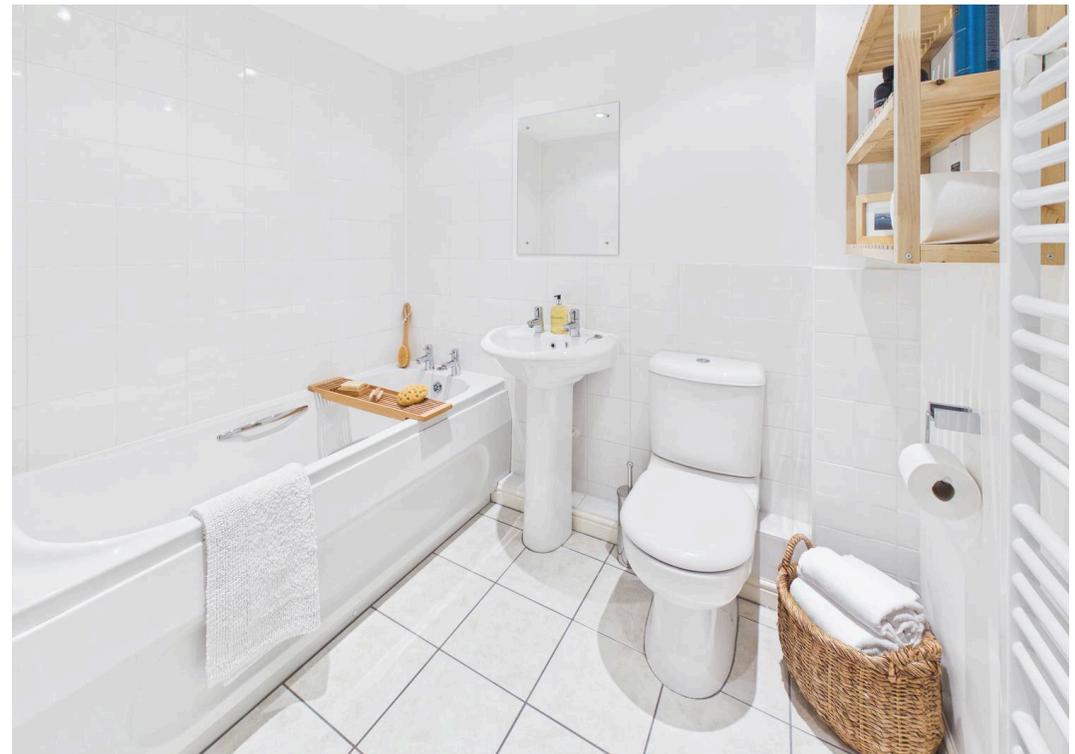
EPC Energy Efficiency Rating: B

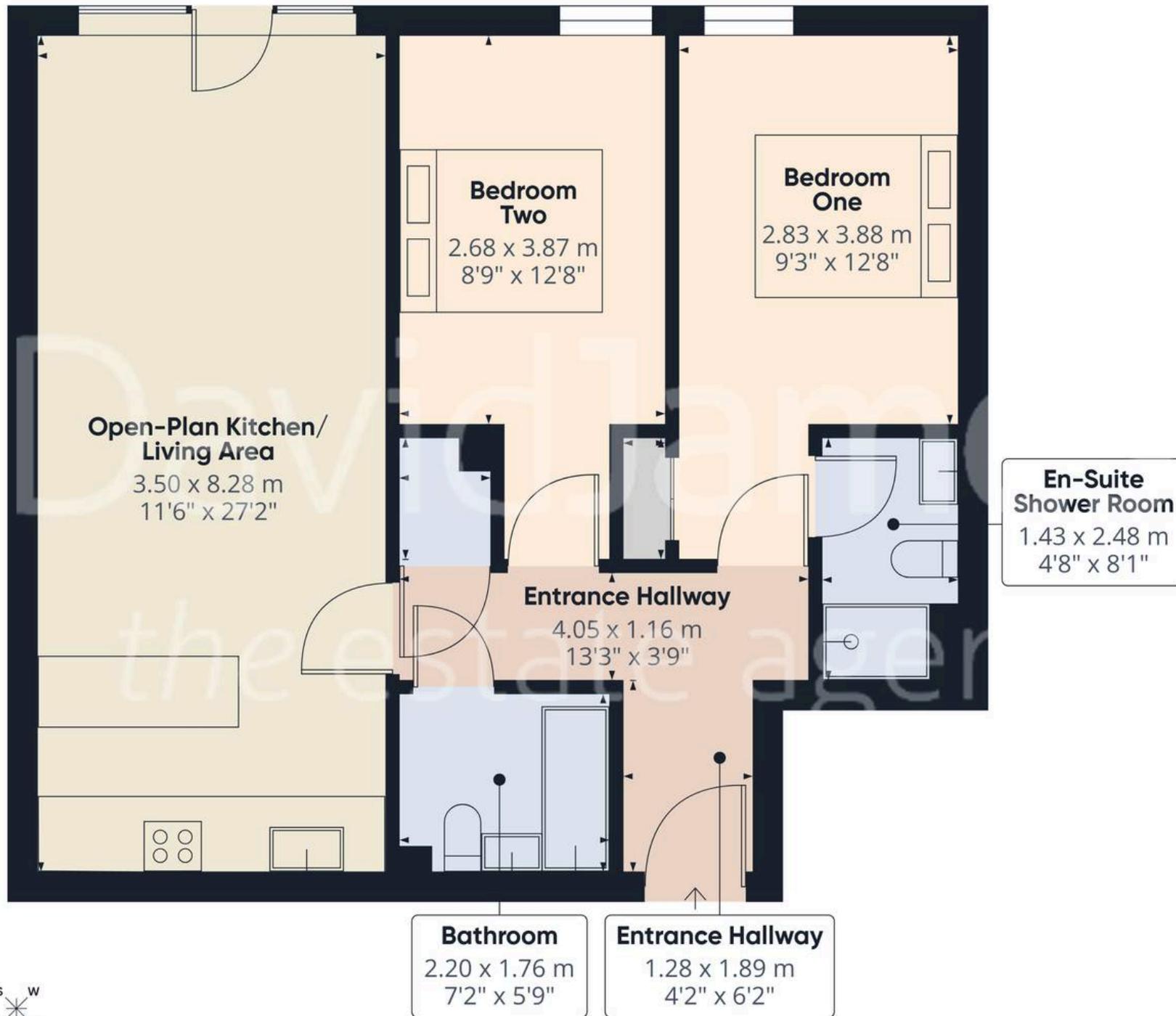
EPC Environmental Impact Rating: B

- Well-presented and stylish first-floor apartment
- Offered to the market with no onward chain
- Sought-after Woodthorpe setting overlooking delightful Woodthorpe Park
- Ideal purchase for first-time buyers, professionals, downsizers and investors
- Generous open-plan kitchen and living area with feature French doors
- Modern and stylish fitted kitchen with a range of integrated appliances
- Two bright and spacious double bedrooms (main bedroom with built-in wardrobes)
- Contemporary three-piece bathroom suite and separate en-suite shower room
- Benefit of intercom entry system and convenient communal lift access
- Gated residents' car park with allocated parking space









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

70.7 m<sup>2</sup>  
763 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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