MULBERRY - LANE
ESTATE & LETTING AGENCY









11 Derby Grove, Nottingham, NG7 1PE

£876 Per week

- Available Academic Year 27-28
- 6 Spacious Double Bedrooms
- Fully Furnished
- Garden Area
- EPC D
- £146.00 pppw including Gas, Electric , Water based on 6 sharing subject to fair usage
- Open plan living and dining
- Sought after Location
- Council Tax C

Howard One Howard Street, Nottingham, NG1 3LT
01157042554
info@mulberrylane.co.uk
www.mulberrylane.co.uk

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**Available academic year 27-28 **
£146.00 pppw based on 6 sharing
Bills inclusive Gas, Electric, Water, (subject to fair usage)

This spacious semi-detached student house with open plan living and dining, outside patio area, perfect for summer evenings socialising.

Ideally situated for both NTU and Uni of Nottingham, this property provides easy access to Derby Road with regular bused to the Uni of Nottingham Campus and Nottingham City Centre.

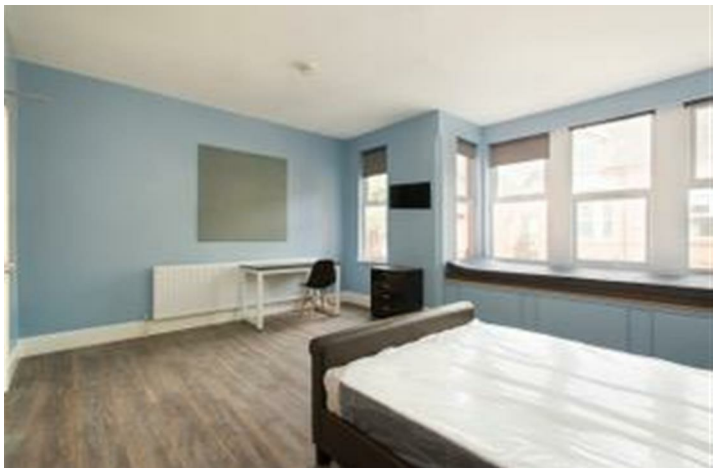
Call Mulberry Lane to arrange a viewing!

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Council Tax Band: C







Situated between Derby Road and Ilkeston Road this 6 bedroom property is available for rent for the 2027-2028 Academic Year, with excellent transport links into Nottingham City Centre and Uni of Nottingham/ QMC the property is perfect of students of either university. NTU City Campus is also accessible within 15 minute walk.

The property consists of an open plan kitchen/lounge with appliances including oven, microwave, 2 fridge freezers, washing machine, dryer, and dishwasher. Finished in white gloss and with spotlight lighting the kitchen is modern and bright.
The open plan living area benefits from a breakfast bar with stools, wall mounted TV and two sofas creating a social and open space to relax.

Each of the six double bedrooms are furnished with a double bed, wardrobe, chest of drawers, desk and chair as a minimum. Each of the rooms also benefits from wall mounted TV's.

There are two shower rooms both of which are equipped with a shower, hand basin, WC and heated towel rail.



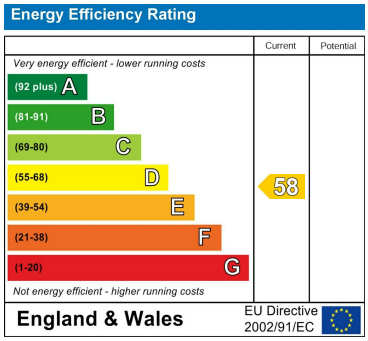
Directions

Viewings

Viewings by arrangement only. Call 01157042554 to make an appointment.

EPC Rating:

D



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