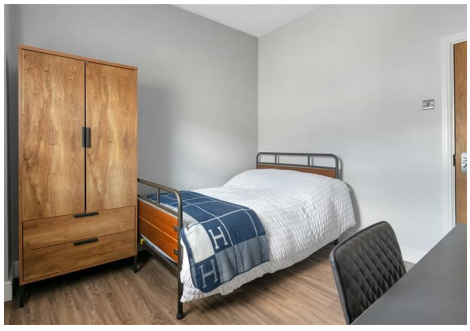
MULBERRY - LANE
ESTATE & LETTING AGENCY









11C Larkdale Street, Nottingham, NG7 4FZ

£1,300 Per month

- Available Academic Year 2027-2028
- Two Bedrooms
- Integrated Appliances
- Excellent transport Links
- Council Band A
- Top Floor Apartment
- Open Plan Lounge / Kitchen
- Popular Location
- Walking Distance To NTU
- No Deposit Option Available

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

11C Larkdale Street, Nottingham NG7 4FZ

|This modern and well-presented property offers comfortable city living in a highly sought-after location,

Situated within walking distance of the City Centre and Nottingham Trent University City Campus, the property benefits from excellent access to local amenities including shops, supermarkets, cafés, restaurants and takeaways, all just a short stroll away.

Perfectly positioned near the High School tram stop, the property offers fantastic transport links across the city, with easy access to the Train Station, Clifton Campus, QMC and City Hospital, making it an ideal base for commuters, healthcare professionals and students.

The property itself is modern throughout and offers spacious, well-maintained accommodation in a convenient and popular residential area.

Whether you are looking for easy access to work, university or the city's vibrant social scene, this property is perfectly located to suit a range of tenants.

2 1 1 C

Council Tax Band: A







Accommodation Description
No Deposit Option Available | Stylish 2-Bed Apartment | Secure Gated Development |

This beautifully presented top floor two-bedroom apartment offers the perfect blend of modern design, comfort, and convenience, making it an ideal home for both professionals and students seeking high-quality city living in Nottingham.

Set within a secure gated development, the property benefits from added privacy and peace of mind, while also enjoying a highly desirable location within walking distance of Nottingham City Centre and Nottingham Trent University City Campus. Everything you need is close at hand, with a wide range of shops, supermarkets, cafés, restaurants, and everyday amenities just moments away.

Excellent transport links further enhance the appeal, with the nearby High School tram stop providing quick and reliable access across the city, including Nottingham Train Station, Clifton Campus, Queen's Medical Centre, and the City Hospital—making this an ideal base for commuters, healthcare professionals, and students alike.

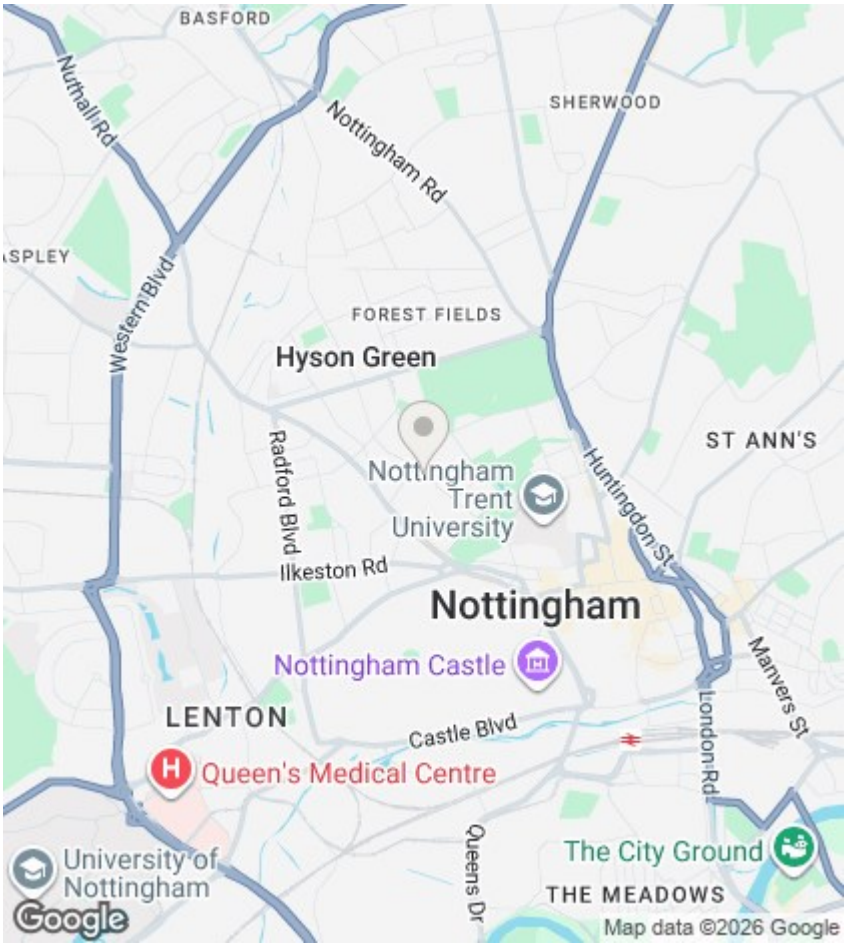
Internally, the apartment has been finished to a modern standard throughout, featuring neutral décor and well-maintained interiors that create a bright and welcoming atmosphere. The spacious living area offers a comfortable setting for both relaxing and entertaining, while the contemporary kitchen is fitted with integrated appliances, combining sleek design with everyday practicality.

Both bedrooms are generously sized, offering versatile accommodation suitable for sharers, couples, or individuals needing space to study or work from home. The property is further enhanced by its modern bathroom and thoughtful layout, ensuring comfortable and convenient living.

This is a fantastic opportunity to secure a stylish, low-maintenance home in a prime Nottingham location, perfectly suited to modern lifestyles.

Key Features

? No Deposit Option Available
? Secure Gated Development
? Two Spacious Double Bedrooms
? Modern Kitchen with Integrated Appliances
? Bright & Spacious Living Area
? Neutral, Modern Décor Throughout
? Walking Distance to City Centre & NTU City Campus
? Excellent Tram & Transport Links
? Ideal for Students, Professionals & Sharers
? High-Quality Contemporary Finish



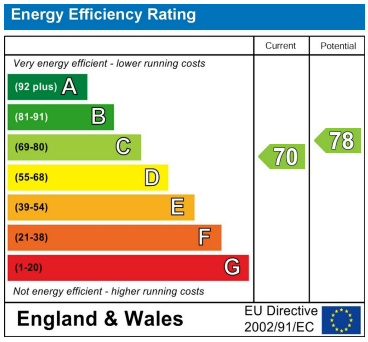
Directions

Viewings

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

EPC Rating:

C



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