



## 41 Bailey Drive, Mapperley, Nottingham, NG3 5US

£5,500 PCM

- 4 Bathrooms
- 6 Bedrooms
- Medium Sized Garden
- Children Welcome
- Detached House
- 3 Receptions
- Driveway Parking Available
- Sorry, No Smokers
- Unfurnished Property
- Mapperley

# 41 Bailey Drive, Nottingham NG3 5US

**\*\*AN OUTSTANDING SIX BEDROOM FAMILY HOME SITUATED OVERLOOKING MAPPERLEY GOLF COURSE\*\***

This indulgent new built home is dripping with luxury and in brief comprises: Double height entrance hallway with venetian plaster leading to living room with media connection, living dining kitchen - fabulous open plan space with media wall, electric fire and access to rear kitchen having quartz tops, wine fridge and appliances, utility room. Upstairs has the principal suite with a fabulous walk-in wardrobe, ensuite with his and hers sink, shower and double ended bath. Two further double bedrooms both having fitted storage, family bathroom with double ended bath and separate wet shower area. On the top floor there are three further double bedrooms and separate shower room. Outside has a front garden providing access to double driveway and to the rear is a beautifully landscaped garden with stunning tiles and the perfect patio area! Offered unfurnished. Available now. Accompanied viewings. Beeston office.

Council Tax Band - TBC

Six or twelve month let considered.



Council Tax Band:







## Directions

## Viewings

Viewings by arrangement only. Call 0115 6485485 to make an appointment.

## EPC Rating:

B

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			93
(81-91) B		88	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	