



MULBERRY - LANE  
ESTATE & LETTING AGENCY



31 Eltham Road, West Bridgford, Nottingham, NG2 5JP

£1,500 Per month

- Available now to professionals and students!
- Bills Inclusive Package Available
- Furnished or Unfurnished
- Sought after Location
- Council Band B
- £130.00 based on 4 sharing, bills excluded
- 4 Spacious Bedrooms
- Outside garden area
- On Road Parking
- EPC C

# 31 Eltham Road, Nottingham NG2 5JP

Available Now!

Mulberry Lane are proud to bring to the market this stunning 3/4 bed property in the heart of the sought after area of West Bridgford. close to shops and amenities with great transport links.

This property is open to professionals and students.  
Separate lounge, kitchen and dining room.

Immaculately presented and can be rented Furnished or Unfurnished.  
£130.00 PPPW Bills Excluded based on 4 sharing to students.

Bills Inclusive Package Available.

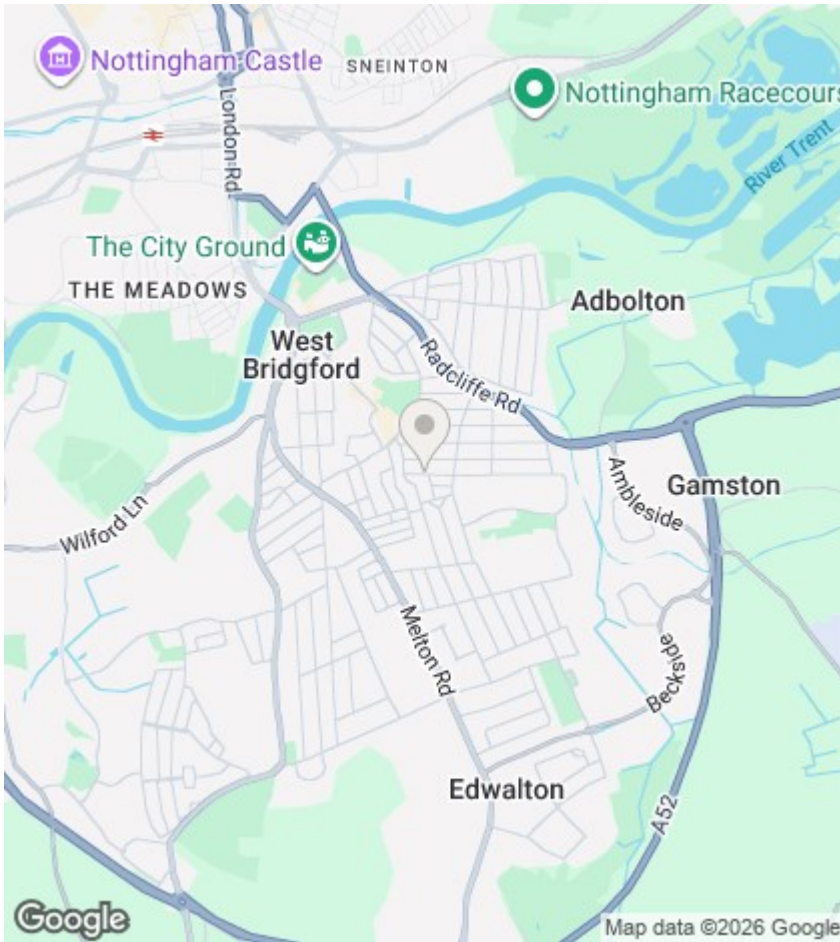
This is not one to miss, call Mulberry Lane to arrange a viewing!



Council Tax Band: B







## Directions

## Viewings

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

## EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		74	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	