CLARK ESTATES



# Noel Street

, Nottingham, NG7 6AQ

£120 Per week

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Nestled in the vibrant area of Noel Street, Nottingham, this delightful three-bedroom flat is an ideal choice for students seeking comfort and convenience. The property boasts a well-designed layout that maximises space, making it perfect for both study and relaxation.

The flat's location is particularly advantageous, situated within easy reach of local amenities, including shops, cafes, and public transport links. This ensures that everything you need is just a short walk away, making it an excellent base for both academic pursuits and social activities.

Whether you are looking to enjoy the lively student community or simply seeking a comfortable place to call home during your studies, this flat on Noel Street offers a perfect blend of practicality and charm. Don't miss the opportunity to make this your new student residence in Nottingham.

## Description

Student Lets - September 2027

Clark Estates are delighted to present this three bedroom apartment located on Noel Street Nottingham which is a fantastic location across from Asda supermarket and Noel Street Tram stop and the Forest Fields grounds. The property has open plan living kitchen space and includes a wall mounted TV. Each bedroom is fully furnished with double bed, wardrobe, desk and chest of drawers, shared kitchen / lounge and shower room. The three bedrooms are generously sized, providing each occupant with their own personal sanctuary. The shared bathroom is functional and well-maintained, catering to the needs of student life.

## Transport Information

The tram stop is right outside and will take you into Nottingham city center, University of Nottingham, QMC medical campus and Clifton campus. You can also walk into Nottingham Trent University as this is just a short walk away. The bus stops a minutes walk away on Radford Road.

**Lounge / Diner 22'9" x 12'1" (6.95m x 3.69)**

**Bedroom One 11'6" x 10'3" (3.51m x 3.14m)**

**Bedroom Two 12'1" x 9'7" (3.69m x 2.94m)**

**Bedroom Three 11'10" x 8'10" (3.62m x 2.70)**

**Bathroom**

## Disclaimer

1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
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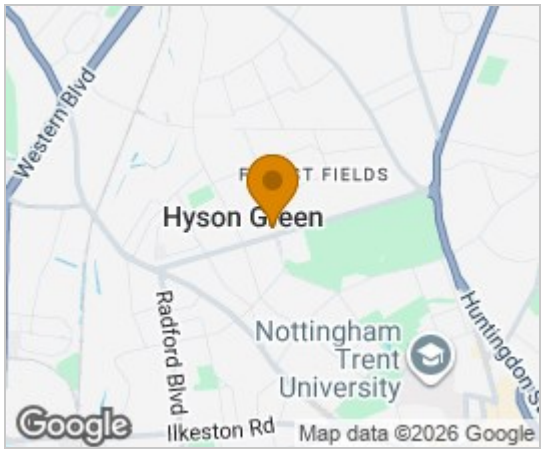
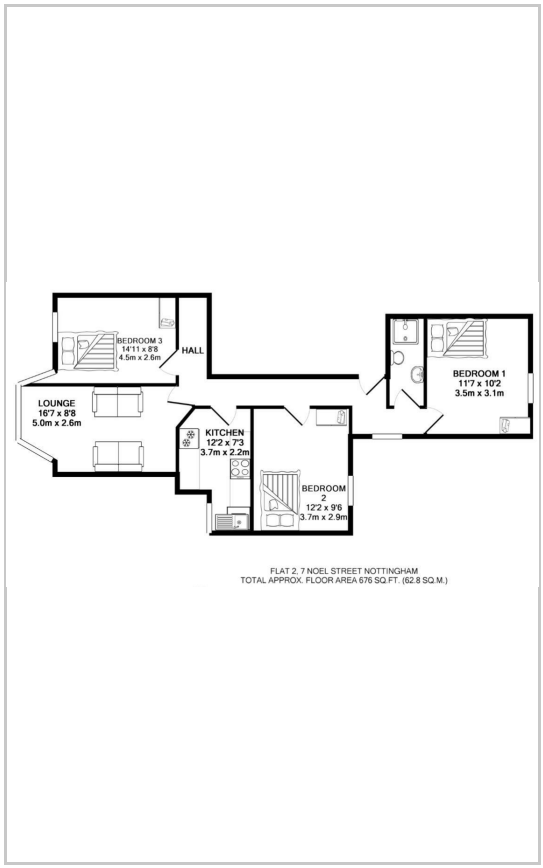
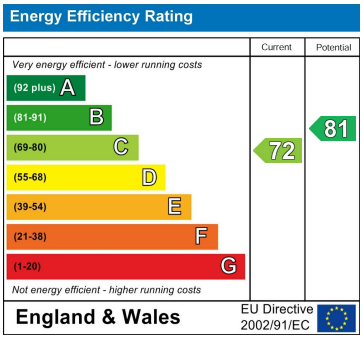
## Area Map




## Floor Plans




## Energy Efficiency Graph

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