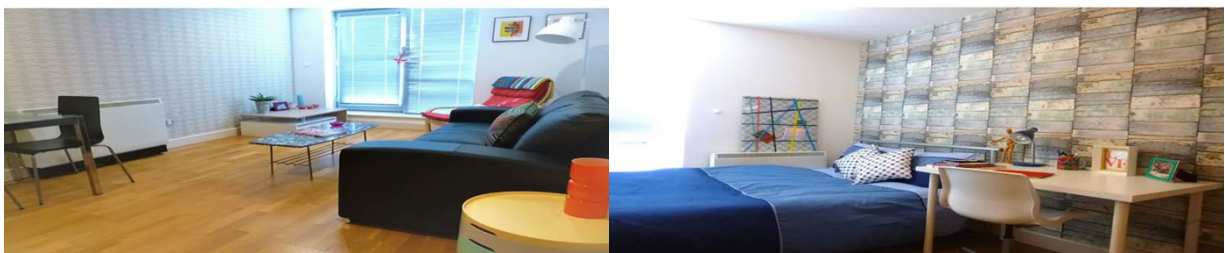


**Ropewalk Court , Upper College Street, Nottingham, NG1 5BJ**



**2 Bedroom Flat / Apartment**

**£1,196 pcm**

**Available from 25 July 2025**

Comfort Estates, 47 Derby Road, Nottingham, NG1 5AW

0115 933 8997 | [info@comfortlettings.co.uk](mailto:info@comfortlettings.co.uk)

Head to [www.comfortestates.co.uk](http://www.comfortestates.co.uk) for more information about this property

## FACILITIES



Furnished

Close to QMC and Both Universities

Furnished

Lift Access

Furnished

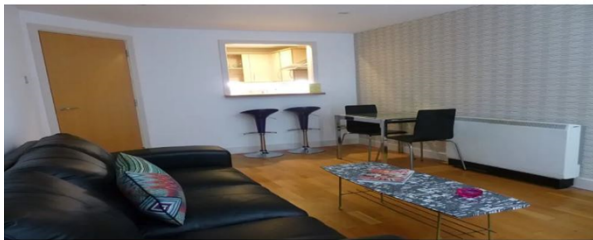
Bills Inclusive Package Available

Furnished

Secure keyfob Entry

2 Double Bedrooms

Close to QMC and Both Universities



## DESCRIPTION

Presenting this modern third floor apartment exceptionally located in the Ropewalk Court development, close to the City Centre.

Modern fully furnished fourth floor apartment that comes with two large double bedrooms and one large bathroom. This flat overlooks the rear courtyard at Ropewalk Court and comes with one secure car parking space .

The flat is furnished to a very high standard. The living room comes with a three seater sofa, leather recliner, coffee table, TV table, dining table with four chairs and LED lit breakfast bar with two bar stools. The kitchen includes a dishwasher, combo washer/dryer and microwave. Both bedrooms have double beds, wardrobes, chest of drawers, desk and chair, desk lamp and blinds.

Located in the stand alone block at Ropewalk Court, it is very quiet and there are lovely views out of the huge windows. There is one secure car parking space, a lift and lots of security with fob access and video entry.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>	84	84
(69-80) <b>C</b>		
(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	

The Security Deposit required for this property will be **£500.00**.

The Holding Deposit required for this property will be 1 week's rent (this will be credited to your first month rental payment).

The minimum rental term is **12 Months**.