



**22 Bentinck Street, Hucknall, Nottingham,
Nottinghamshire NG15 7EG**

£495 pcm

Tel: 0115 9680268



- En-Suite Rooms
- HMO
- Bills and Broadband included
- Communal Kitchen
- Desired Location

*SUPER FAST BROADBAND AND TV INCLUDED

*LOW DEPOSIT (£250)

*PROFESSIONALS ONLY

EASY ACCESS TO THE M1

* BUS & TRAM DIRECT TO NOTTINGHAM CITY OR MANSFIELD - 5 MINS AWAY! *

SHERWOOD BUSINESS PARK IS ONLY A 5 MINUTE DRIVE

* You will also not ONLY be paying for the beautiful accommodation but also the high quality service that the ACCREDITED landlords offer you :) *

I have a DOUBLE ENSUITE room coming soon In this high spec newly refurbished house share in Hucknall, Nottingham, including Smart TV's with Freeview in every room!

Location and Transport:

The house is located In Hucknall and VERY CLOSE to the tram stop and train station which is only a SHORT 5 MINUTES WALK AWAY. Also conveniently located a few minutes walk away is the bus stops that go DIRECTLY to NOTTINGHAM and MANSFIELD. Hucknall has lots of shops and supermarkets within a few minutes' walk. Quiet and pleasant surroundings, close to lots of green spaces, cafes, pubs and restaurants. There is even a COSTA for all you coffee lovers!

The House and Room:

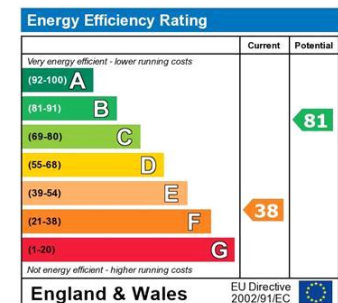
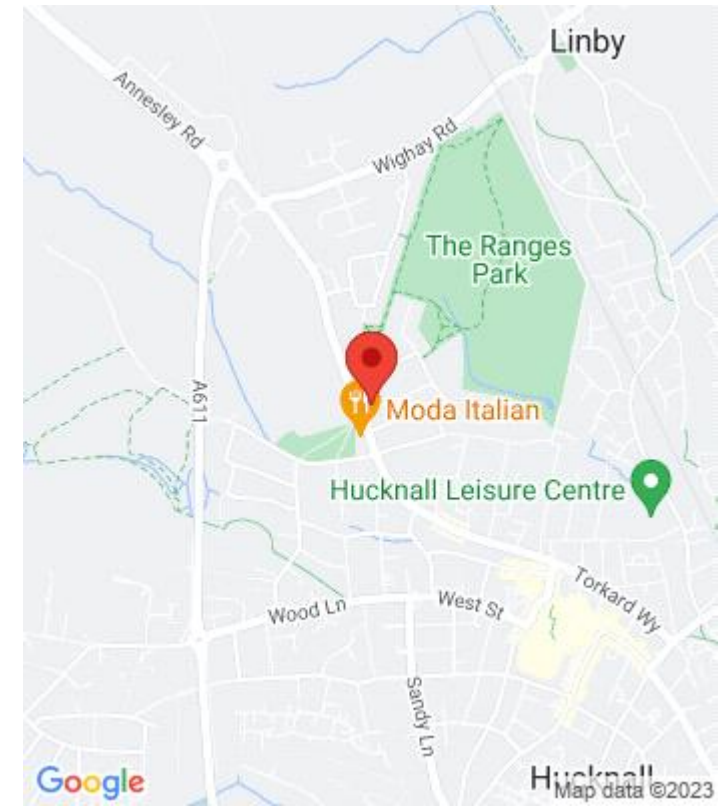
The House has a communal kitchen and dining area with flat screen TV, and contains all mod cons including fridge freezers, microwave, kettle, toaster, kitchen utensils, dishwasher, washing machine and tumble dryer. There is also a private rear garden perfect to chill out in the summer months. The FASTEST internet/WIFI is also included.

The rooms are all GREAT LARGE DOUBLE ENSUITES and come FULLY FURNISHED with a double bed, mattress, wardrobe, bedside table, set of drawers and a free-view tv. We can also include soft furnishings for a small charge) which includes, duvet & pillows with duvet cover, and cushions.

ALL BILLS ARE INCLUDED in the price so you only pay one amount. This includes all utilities (gas, electric & water), council tax, unlimited access to high speed broadband (wifi). There is also a CLEANER that will clean all the communal areas once every 2 weeks!!







The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Viewing by appointment only
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