

**2 The Cloisters, Beeston, Nottingham, NG9 2FR**  
**£1,350 Per Month**

# 2 The Cloisters, Nottingham NG9 2FR

\*\*\*3/4 Bedroom Home – Close to Beeston Town Centre\*\*\*

Robert Ellis are delighted to offer to the market this spacious and versatile 3/4 bedroom property, ideally located within easy reach of Beeston town centre, local tram stops and the Queen's Medical Centre (QMC).

Offered unfurnished or part-furnished by negotiation, the property includes white goods within the tenancy. The ground floor accommodation comprises a welcoming living room, a dining room which can also be used as a fourth bedroom, a fitted kitchen, conservatory and a convenient downstairs WC.

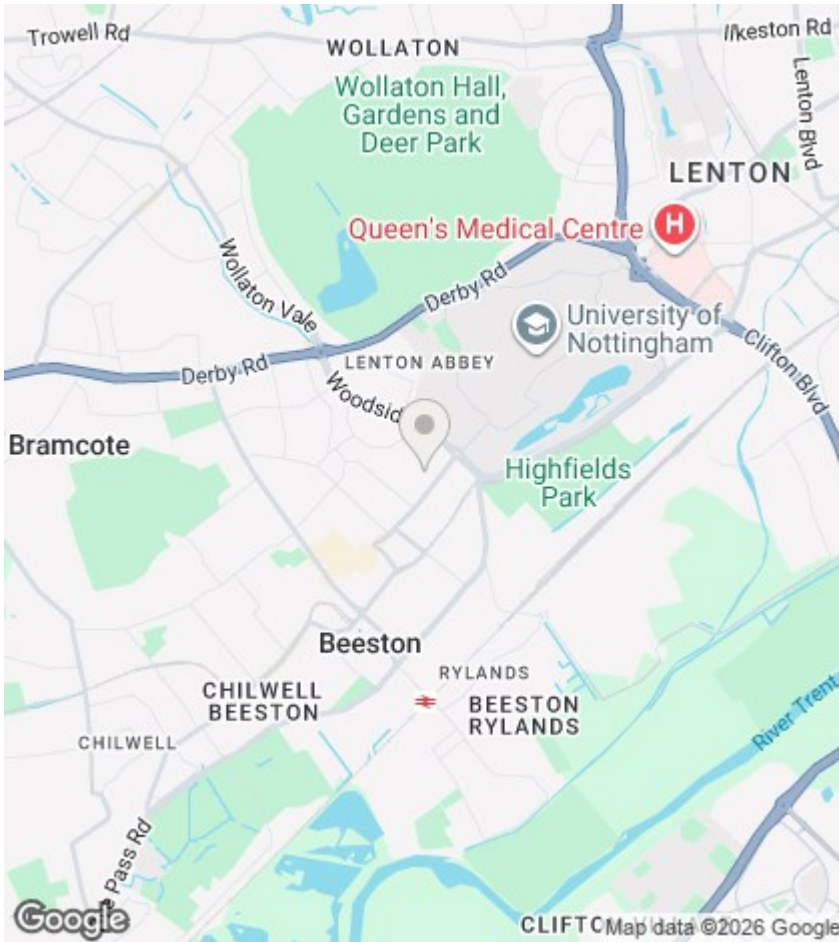
To the first floor are three well-proportioned bedrooms and a family bathroom.



Council Tax Band:







## Directions

## Viewings

Viewings by arrangement only. Call 0115 9229090 to make an appointment.

## EPC Rating:

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>			
(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		