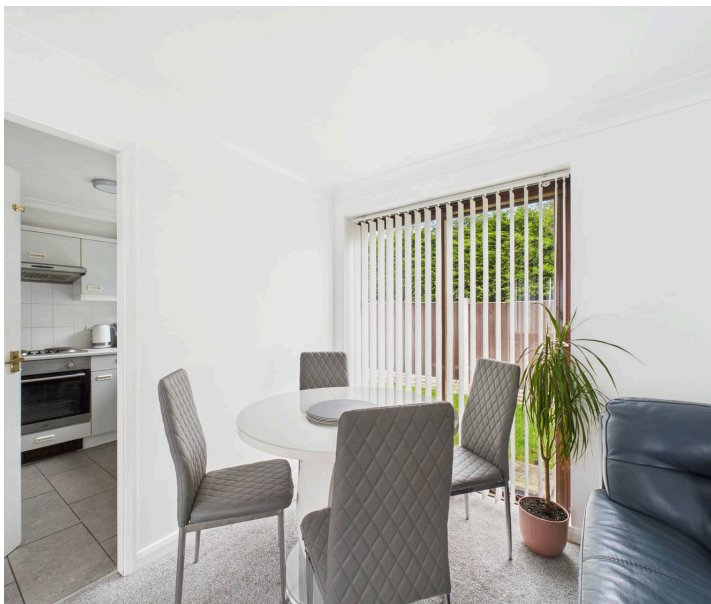




5 St. Johns Court, Carlton – NG4 1FB

Guide Price £200,000

DavidJames
the estate agent



5 St. Johns Court

Carlton, Nottingham

GUIDE PRICE £210,000-£220,000 A well-presented retirement bungalow for the over 55s with no upward chain! Features a lounge/dining room, kitchen, 2 beds and wet room plus communal gardens and parking.

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- A much improved and pleasantly decorated bungalow exclusively for buyers aged 55 and over
- Peaceful location set back from the road and adjacent to St John the Baptist Church
- Sold with no upward chain, assisting with a smoother and stress free move
- Perfect for those seeking the ease and accessibility of single-storey living
- Bright and airy lounge/dining room with a feature fireplace, two sets of sliding patio doors
- Modern fitted kitchen with integrated cooking appliances and space for additional white goods
- Two bedrooms (generously-sized main bedroom with built-in wardrobes for extra storage)
- Stylish wet room with walk-in shower, electric unit and contemporary three-piece suite
- Attractive lawned communal gardens – all fully maintained under the service agreement
- Convenient off-road parking available in a





Approximate total area⁽¹⁾

60.38 m²

649.93 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



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These particulars are produced in good faith and are set out as a general guide only. Measurements are approximate and floor plans are for illustrative purposes only. Services have not been tested. We have established professional relationships with third-party suppliers for the provision of services to Clients, details of which can be found on the property listing page on our website.