



**14 Highfield Drive, Carlton – NG4 1JQ**

Guide Price **£160,000**

**David James**  
the estate agent



## 14 Highfield Drive

Carlton, Nottingham

GUIDE PRICE £150,000-£160,000 Mid-terrace 2 bed house offered with no chain and just a short walk from Carlton's amenities! 2 reception rooms, kitchen, 4-piece bathroom and a southerly-facing garden!

Council Tax band: A

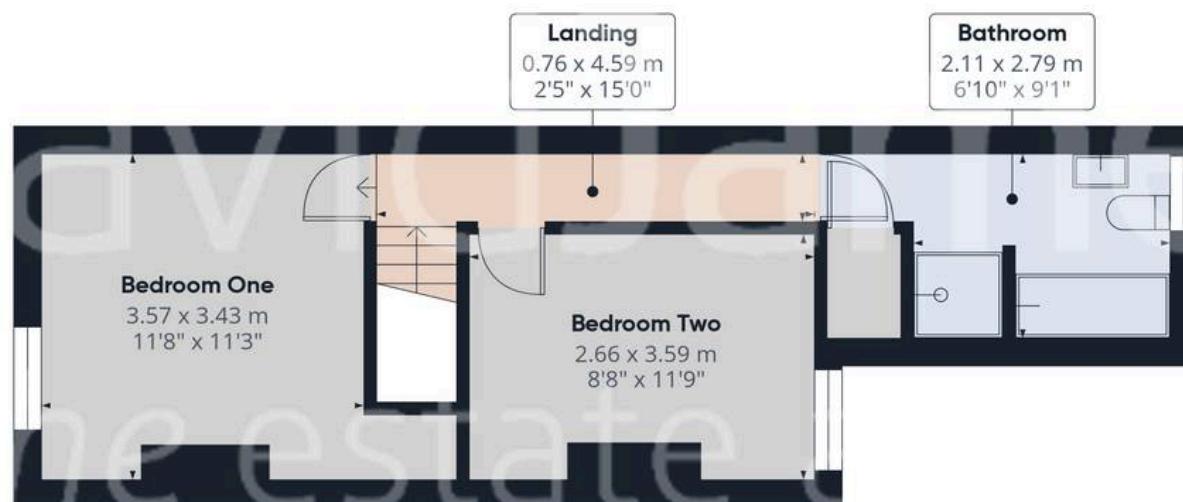
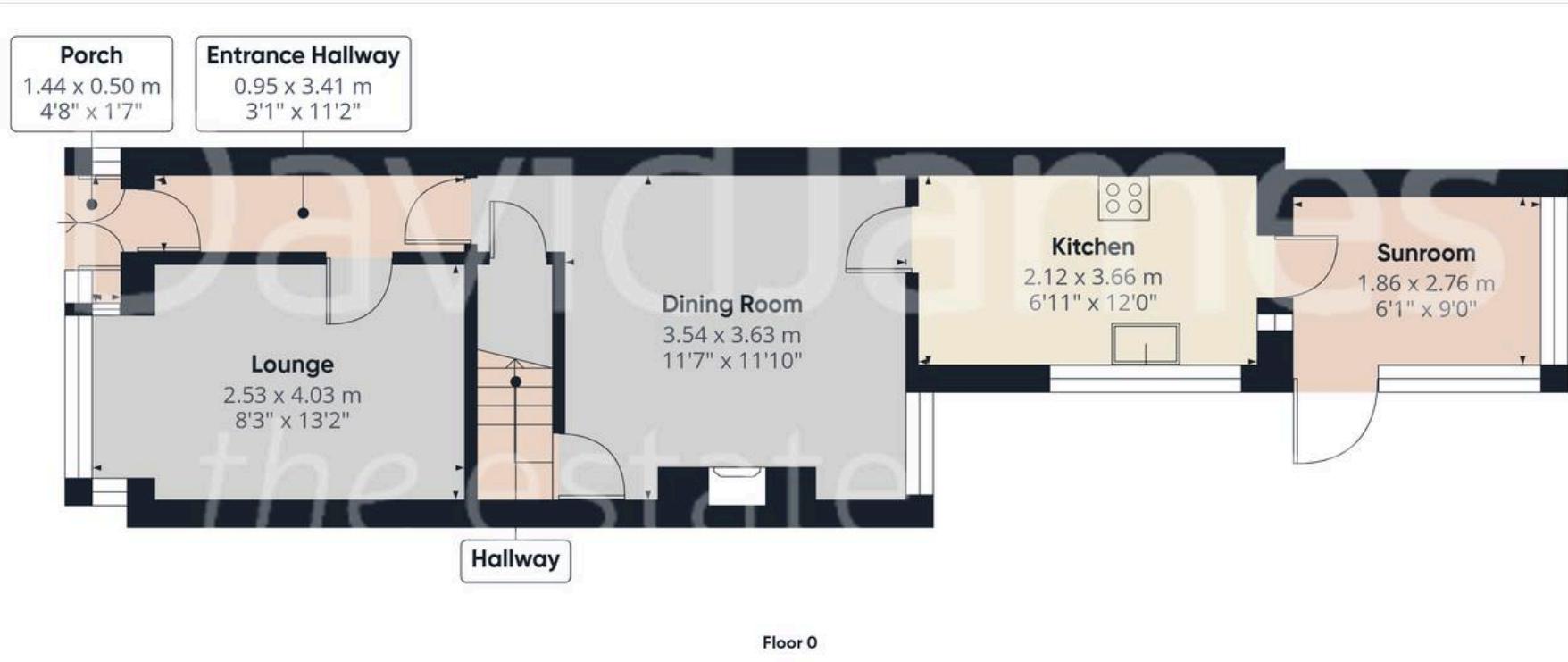
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Mid-terrace house with no upward chain
- Walking distance to Carlton's amenities, bus links and close to Nottingham City Centre
- Spacious lounge with a feature box window
- Kitchen with range of wall and base units with ample space for freestanding appliances
- Separate dining room with feature stove
- Two bright and spacious double bedrooms
- Sunroom with views over the rear garden
- Four-piece bathroom suite with mains shower enclosure
- Gas central heating
- Southerly-facing rear garden with useful summerhouse and shed





(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



## David James Estate Agents

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