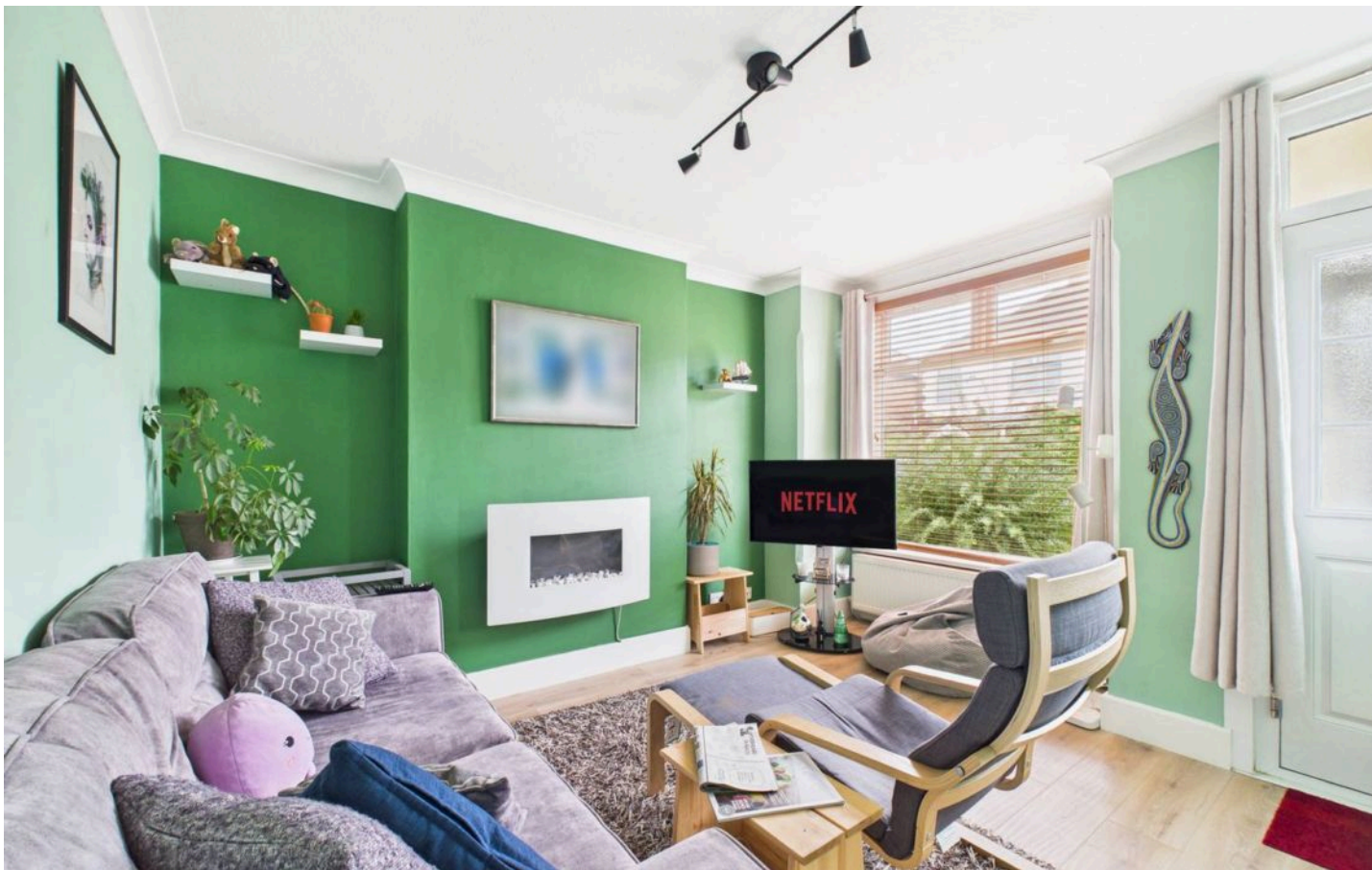




19 Cornhill Road, Carlton – NG4 1GE

Guide Price **£195,000 – £200,000**

DavidJames
the estate agent



19 Cornhill Road

Carlton, Nottingham

GUIDE PRICE £195,000-£200,000 Well-presented 2 double bed semi-detached home situated just a short walk from Carlton Hill's shops, amenities and frequent transport links to Nottingham City Centre!

Council Tax band: A

Tenure: Freehold

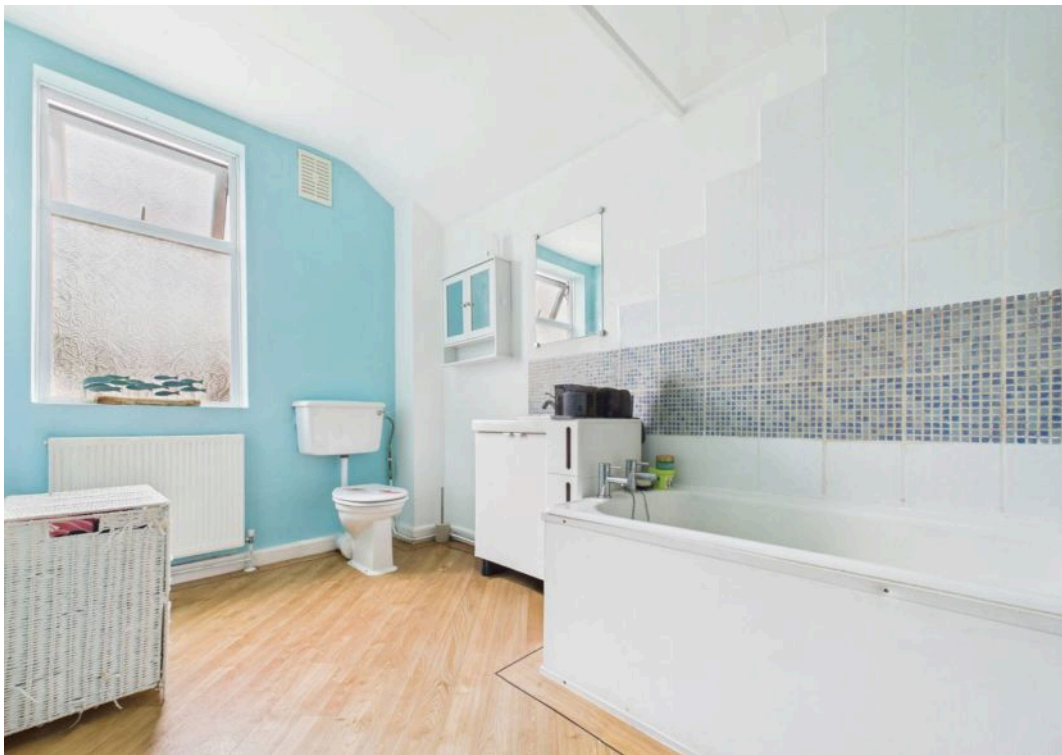
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Semi-detached home
- A short walk from Carlton Hill's nearby amenities and frequent bus services
- Ideal for first-time buyers or those simply seeking a convenient location
- Bright and welcoming lounge with a feature electric fire
- Separate versatile dining room with a focal-point decorative fireplace
- Fitted kitchen with space for freestanding appliances
- Two first-floor double bedrooms
- First floor bathroom with a three-piece suite (including a twin-head overbath shower)
- Loft space with boarding and ladder offering potential storage space
- Generous and well-presented rear garden with lawn and patio seating spaces









Approximate total area⁽¹⁾

71.5 m²

771 ft²



(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



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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.