



**108 Mays Avenue, Carlton – NG4 1AU**

Guide Price **£210,000**

**DavidJames**  
the estate agent





## 108 Mays Avenue

Carlton, Nottingham

NO CHAIN! Three bedroom semi-detached family house close to local shops, schools and transport links with a bright and spacious lounge, modern kitchen, tiered low maintenance rear garden and garage!

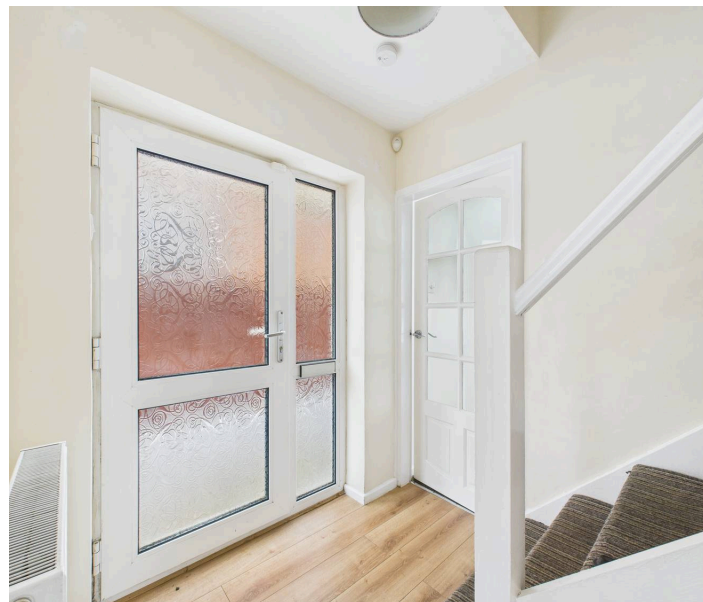
Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

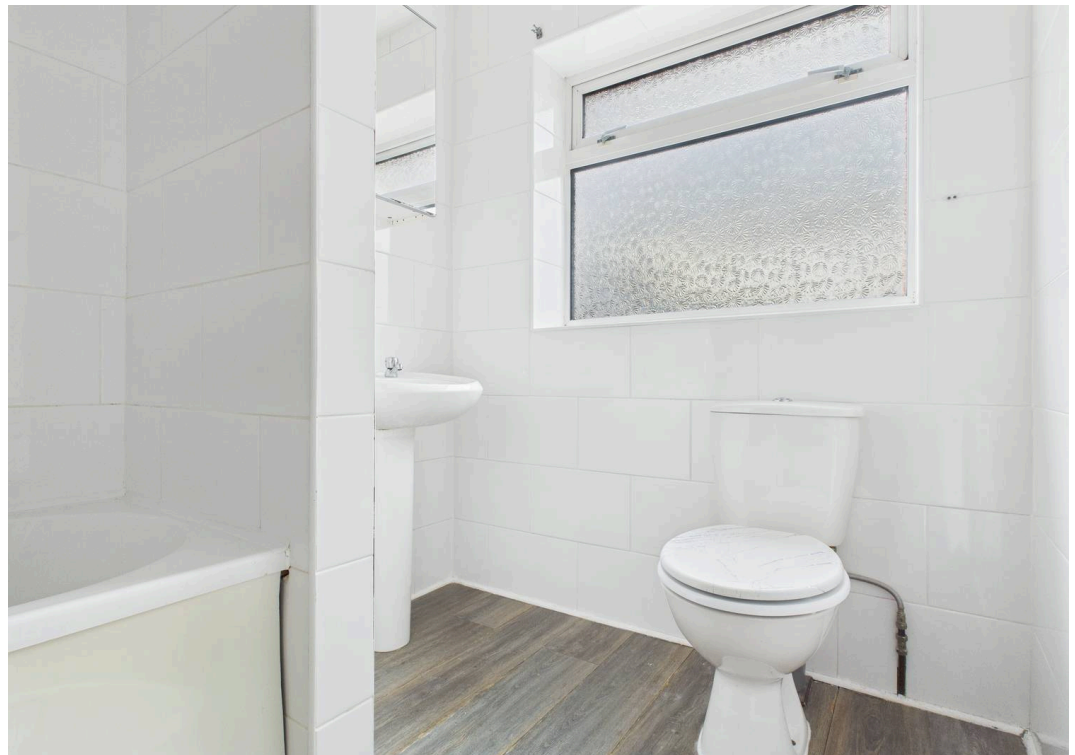
EPC Environmental Impact Rating: D

- Semi-detached family home with no upward chain
- Good location close to local shops, schools and transport links
- Bright and spacious lounge with feature gas fire
- Modern fitted kitchen with white gloss units and integrated cooking appliances
- Three bedrooms (two well-proportioned double bedrooms)
- Bright and modern three-piece bathroom suite
- Landing with three good-sized storage cupboards
- Gas central heating with a combination boiler
- Low maintenance tiered rear garden with artificial lawn and paving
- Block paved driveway and garage providing off-street parking

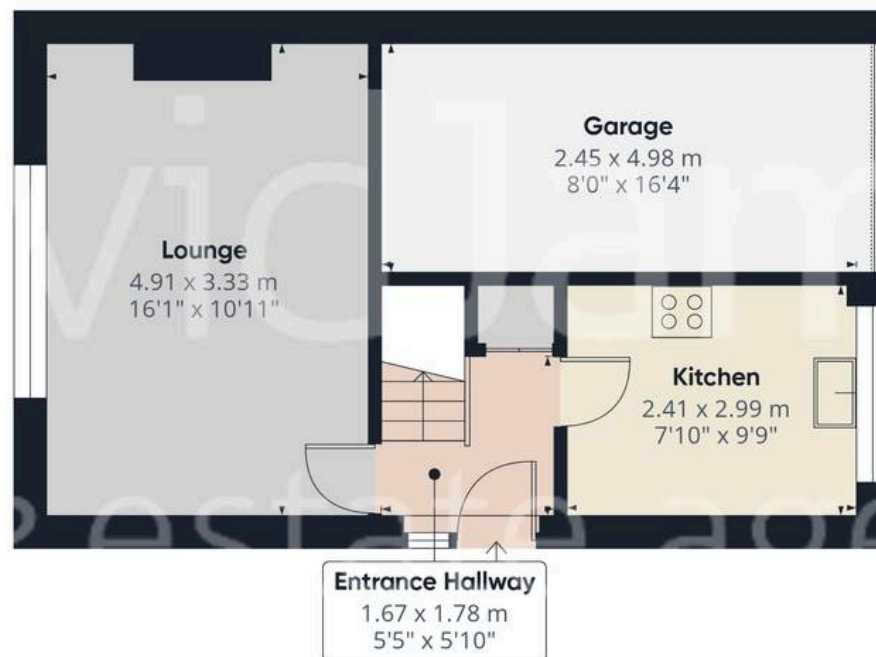










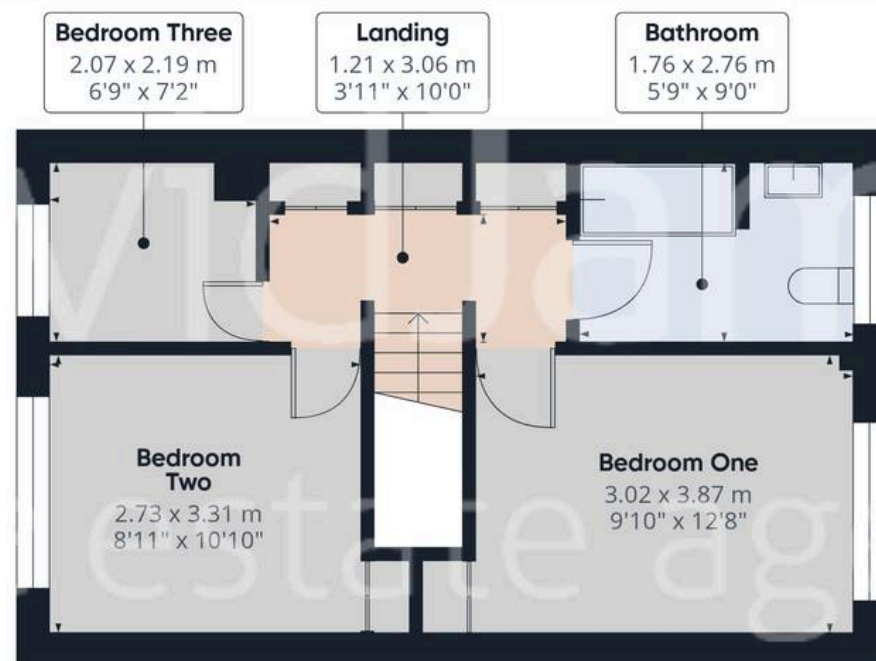


Floor 0

Approximate total area<sup>(1)</sup>

76.4 m<sup>2</sup>

820 ft<sup>2</sup>



Floor 1

(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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