



2 Garton Close, Nottingham - NG6 8RZ

Guide Price £240,000



2 Garton Close

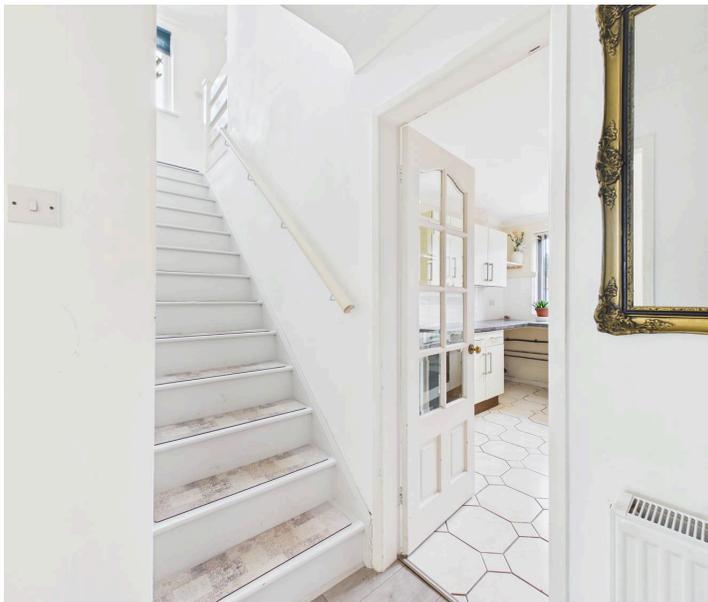
Nottingham, Nottingham

NO CHAIN! Detached 3 bedroom home within easy reach of Bulwell's amenities! Offering a spacious lounge, conservatory, breakfast kitchen, bathroom and a low-maintenance garden plus a drive and garage.

Council Tax band: C

Tenure: Freehold

- Well-proportioned detached home offered to the market with no upward chain
- Ideal for first-time buyers, investors or growing families seeking adaptable living space
- Conveniently situated within easy reach of Bulwell's local amenities, schools and transport links
- Spacious and neutrally decorated lounge
- Generous conservatory providing additional reception space with direct garden access
- Fitted kitchen with integrated cooking appliances and breakfast bar area
- Three bedrooms (including two well-proportioned double rooms)
- Family bathroom fitted with a white three-piece suite and shower over the bath
- Enclosed rear garden with lawn, paved seating area and useful storage shed
- Driveway and integral garage (currently utilised as a store/utility area)









Floor 0

Approximate total area⁽¹⁾

91.9 m²
989 ft²

Reduced headroom

0.3 m²
3 ft²



Floor 1



(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

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

98-100 Front Street, Arnold - NG5 7EJ

0115 955 5550 • arnold@david-james.com • www.david-james.com

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.