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DavidJames
the estate agent

Westdale Lane, Carlton, Nottingham, NG4 3NS

Guide Price £425,000

About This Property

GUIDE PRICE £425,000 - £450,000 Welcome to this extensive 5 bedroom detached home which provides generous family-sized accommodation and sits within a substantial plot, conveniently situated within easy reach of both Carlton and Mapperley's excellent nearby amenities, schools and public transport links to Nottingham City Centre.

The property begins with a well-maintained front lawn and a driveway that leads to an integral double garage with electric doors, offering ample storage space and secure parking. On the ground floor, you'll find two spacious reception rooms. The lounge, with its large bay window, offers delightful views of the well-maintained front elevation, whilst the sitting room is perfect for relaxing, with sliding patio doors that open directly onto the patio area and rear garden.

The heart of this home is undoubtedly the dining kitchen, designed for both practicality and entertaining. It features bespoke natural wood cabinetry complemented by extensive luxurious polished stone worktops, an Indesit induction hob with a stainless steel extractor, a double oven and a dishwasher.

The ground floor also includes a sleek and modern WC exemplifying minimalist design with high-quality finishes. The wood-effect flooring adds warmth and texture, beautifully contrasting the tiled walls.

Upstairs, the landing leads to four generously-sized double bedrooms, a single bedroom with fitted wardrobes and a spacious family bathroom featuring an elegant freestanding roll-top bath and a corner shower cubicle.

The southerly-facing rear garden is a standout feature, offering a large lawned area, a feature pond and a barbecue area - all surrounded by mature trees and well-maintained planting creating a private outdoor retreat.



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- Generous detached family home in Carlton
- Convenient location near to Carlton and Mapperley's amenities, schools and transport links
- Two reception rooms
- Large bespoke dining kitchen with a variety of integrated appliances
- Five first floor bedrooms (with four double bedrooms)
- Beautifully finished family bathroom/WC
- PV solar panels
- Large southerly-facing rear garden with a feature pond and barbecue area
- Driveway and integral double garage with electric door
- Viewing highly recommended!



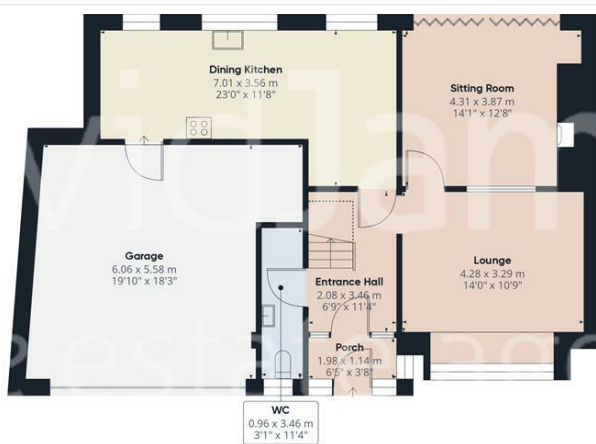
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Floor 0



Floor 1



Approximate total area⁽¹⁾

138.45 m²
1490.26 ft²

Reduced headroom

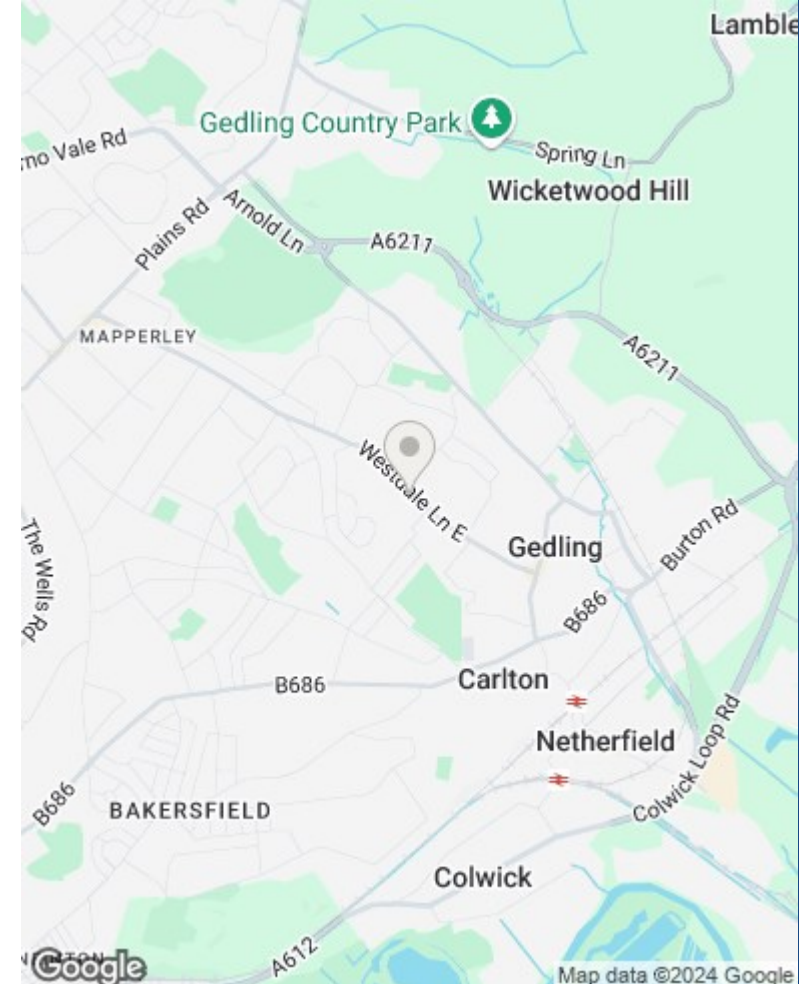
1.66 m²
17.87 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

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 were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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Council Tax Band: D
Gedling Borough Council
Freehold



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