



6 Highgate Close, Carlton – NG4 3PP

Guide Price £210,000

DavidJames
the estate agent



6 Highgate Close

Carlton, Nottingham

GUIDE PRICE £210,000 – £220,000. Well presented end townhouse with three bedrooms, modern living spaces and generous garden. Ideal for families and first-time buyers with convenient location near amenities, schools, and transport. Council Tax band: A

Tenure: Freehold

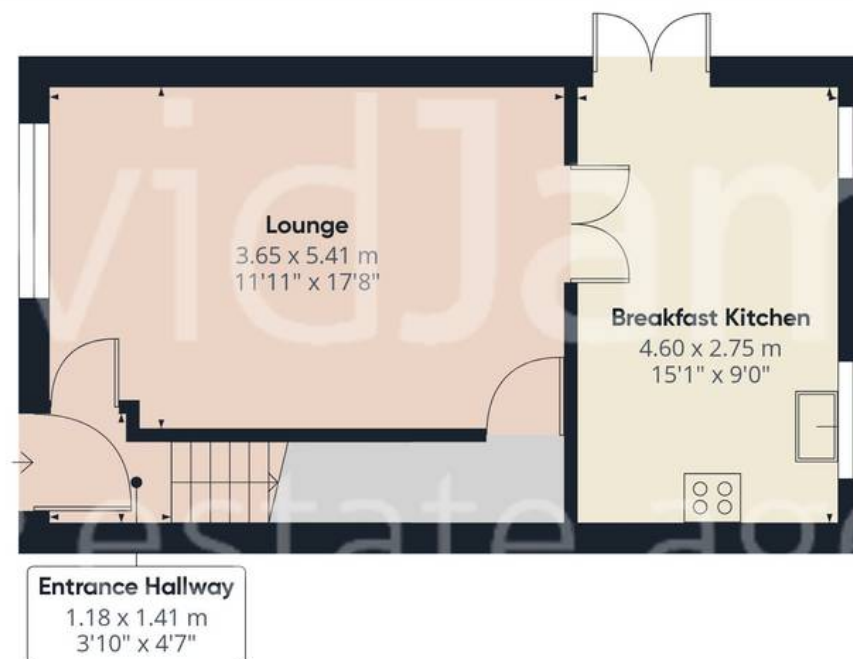
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Well presented modern end townhouse
- Three bedrooms
- Stylish lounge with neutral décor, contemporary feature fireplace and soft carpeting
- Bright breakfast kitchen equipped with white units, wood-effect worktops and a range of integrated appliances
- Contemporary family bathroom with white suite with separate shower cubicle
- Low maintenance rear garden, hard-landscaped with artificial lawn and paved patio areas
- Allocated parking ensures ease of access and convenience
- Ideal for growing families, first-time buyers and those looking to stay closely connected to the city
- Cul-de-sac location
- Close to a wide range of local amenities, schools and public transport links



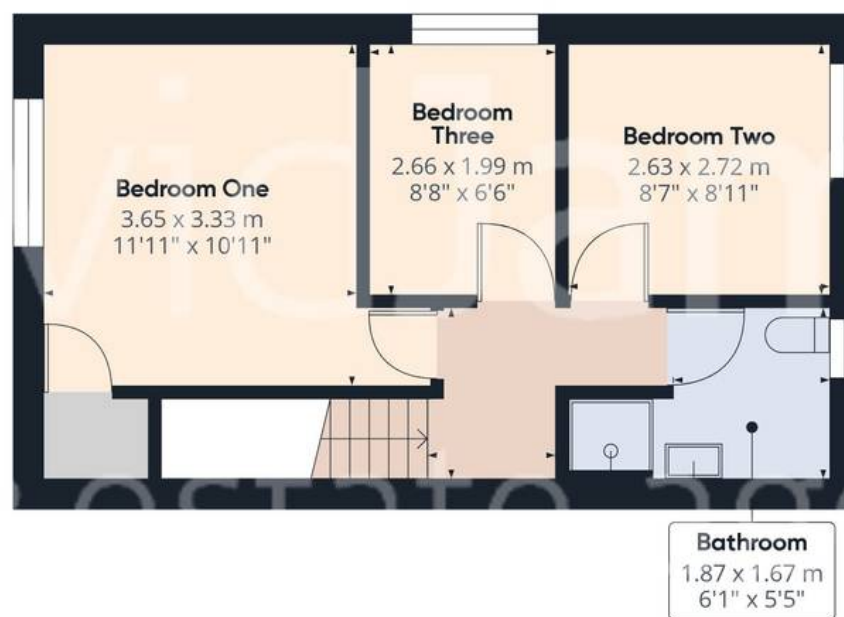




Approximate total area⁽¹⁾

71.26 m²

767.04 ft²



(1) Excluding balconies and terraces

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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