



16 Elwes Lodge, Carlton – NG4 1DX

Guide Price £120,000

DavidJames
the estate agent



16 Elwes Lodge

Nottingham

First floor maisonette ideal for first-time buyers or investors! Bright lounge/dining room with a feature balcony and wonderful views, modern kitchen, 2 beds and a modern 3-piece bathroom.

Council Tax band: A

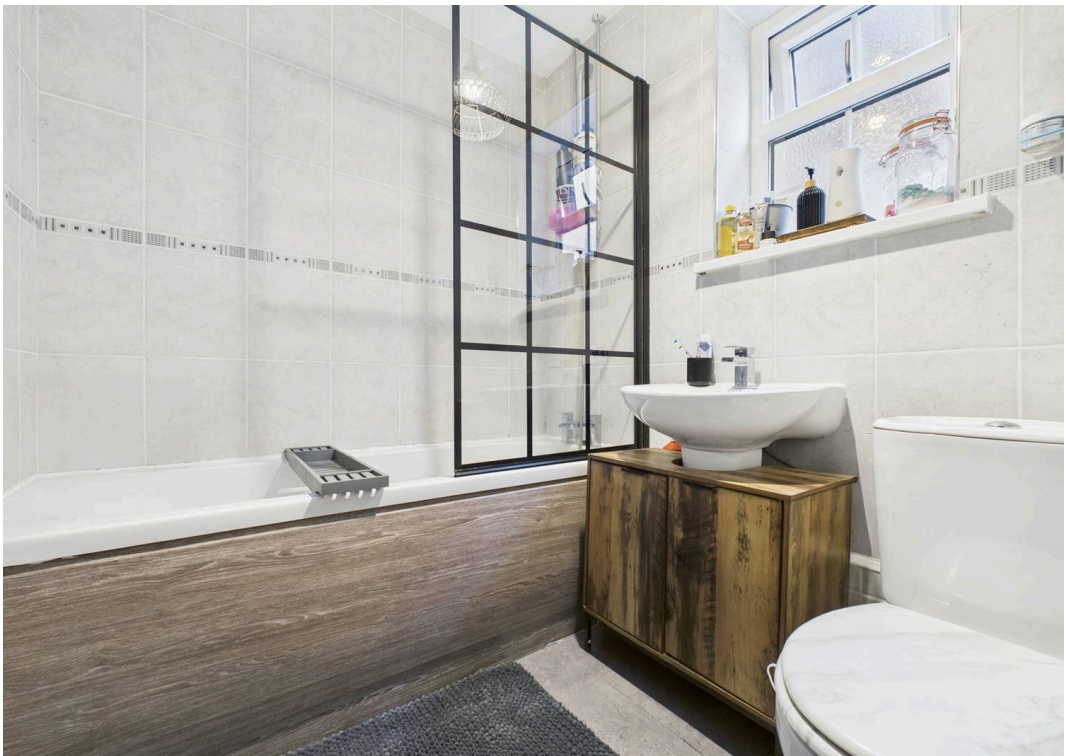
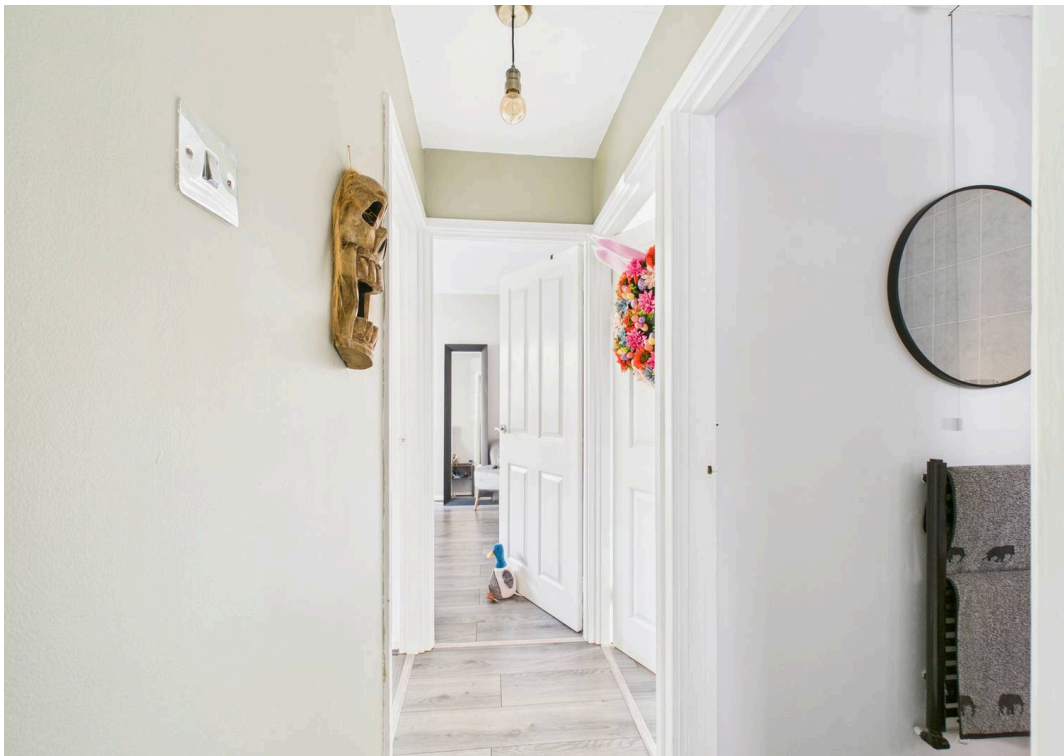
Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- First floor maisonette
- Ideal for a first-time buyer, investor or those seeking single-storey living
- Within easy reach of Carlton and Bakersfield's nearby amenities
- A short commute from Nottingham City Centre
- Bright and spacious lounge/dining room
- Feature balcony with fantastic far-ranging views
- Two well-proportioned bedrooms
- Modern bathroom with a three-piece white suite
- Gas central heating and UPVC double glazing
- Viewing highly recommended!







Approximate total area⁽¹⁾

46.98 m²
505.68 ft²

Balconies and terraces

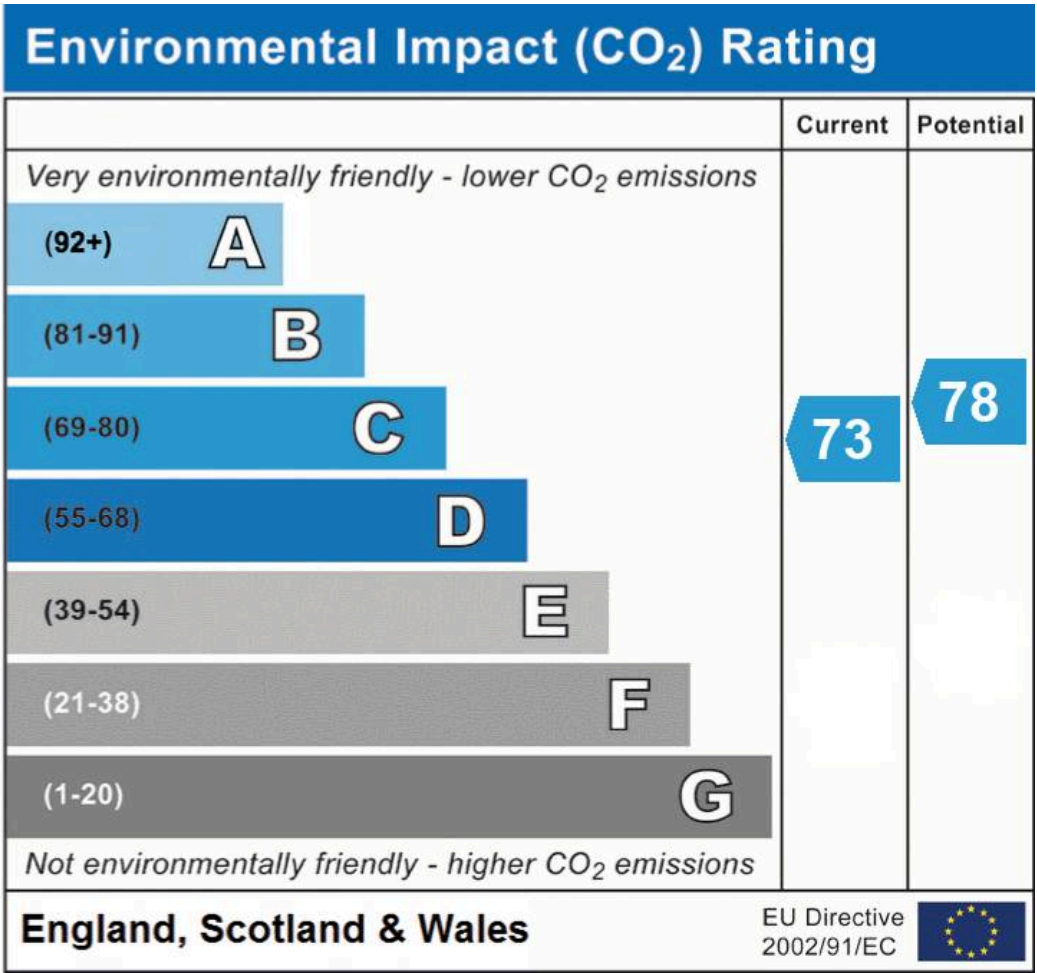
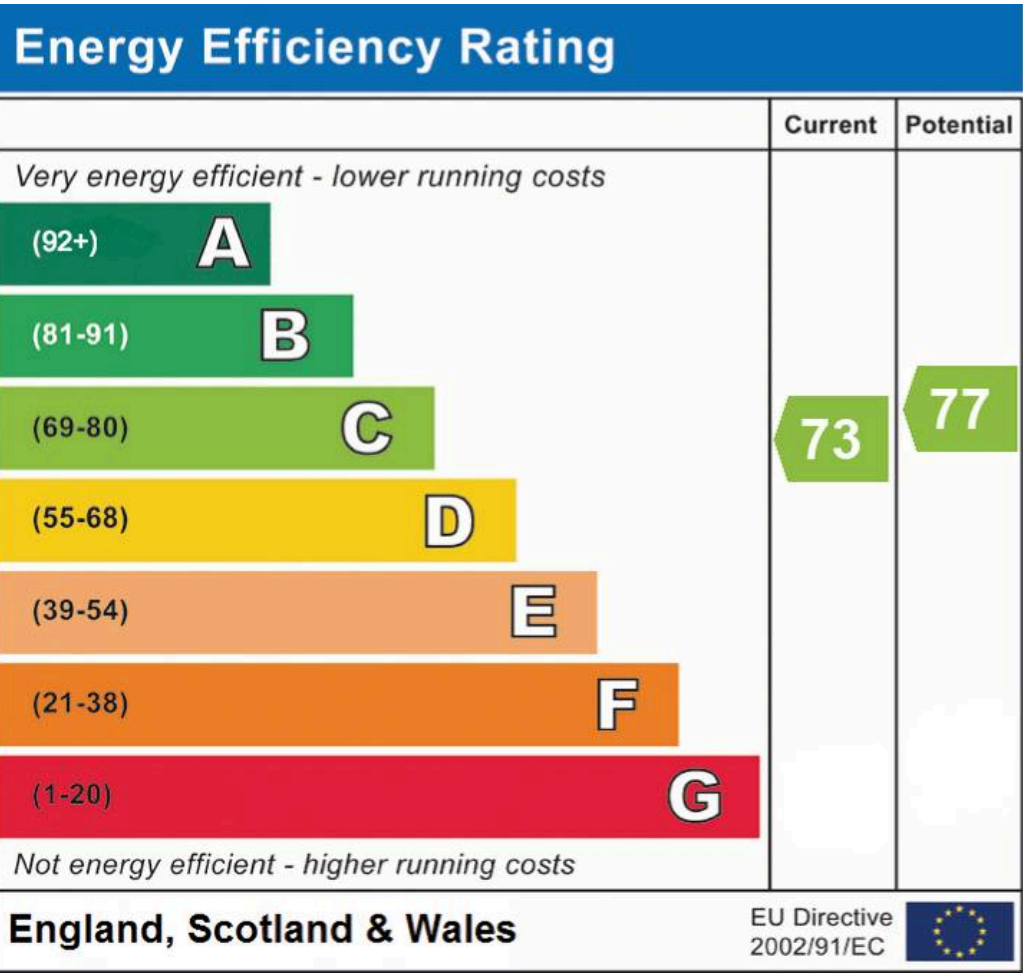
2.94 m²
31.65 ft²

(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 are based on RICS IPMS 3C standard.

GIRAFFE360



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