



2 Cornhill Road, Carlton – NG4 1GE

Guide Price £210,000 – £220,000



2 Cornhill Road

Carlton, Nottingham

Council Tax band: A

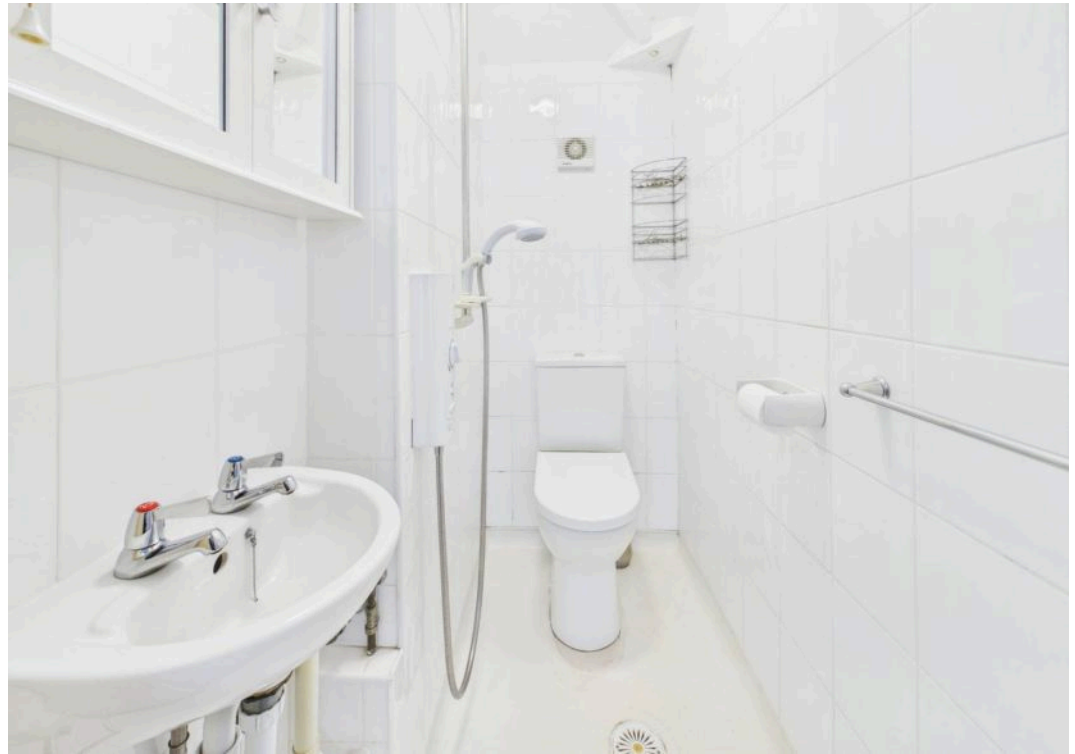
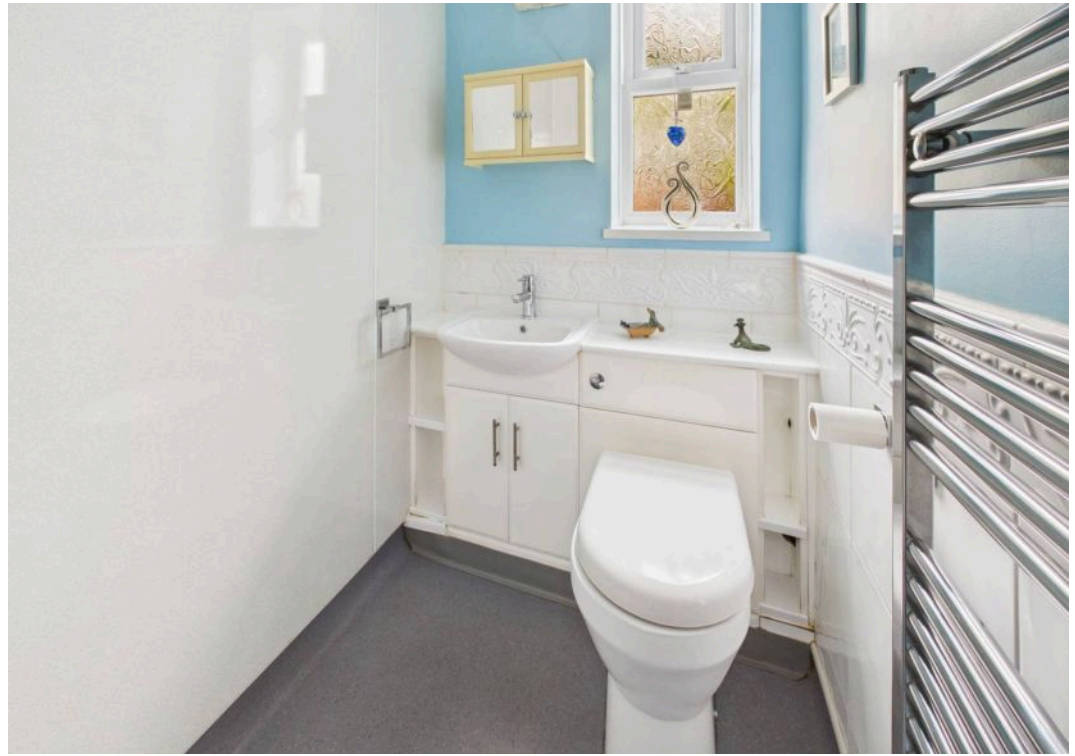
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Traditional end townhouse with no upward chain
- Three good sized bedrooms. Master bedroom with en suite wet room/WC
- Spacious lounge with a feature fireplace with living flame gas fire
- Well appointed kitchen with free standing cooker and integrated oven, hob, extractor, fridge, freezer
- Conservatory with French Doors leading to the rear garden
- Ground floor wet room/WC with electric shower
- Porch, entrance hall and deep under-stairs store
- UPVC double glazing and combination gas central heating
- Good size detached garage with attached workshop/store
- Established lawned rear garden with Patio and garden shed









Floor 0 Building 1

Approximate total area⁽¹⁾

81.13 m²

873.3 ft²

Reduced headroom

1.36 m²

14.6 ft²



Floor 1 Building 1

(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 are based on RICS IPMS 3C standard.

GIRAFFE360



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