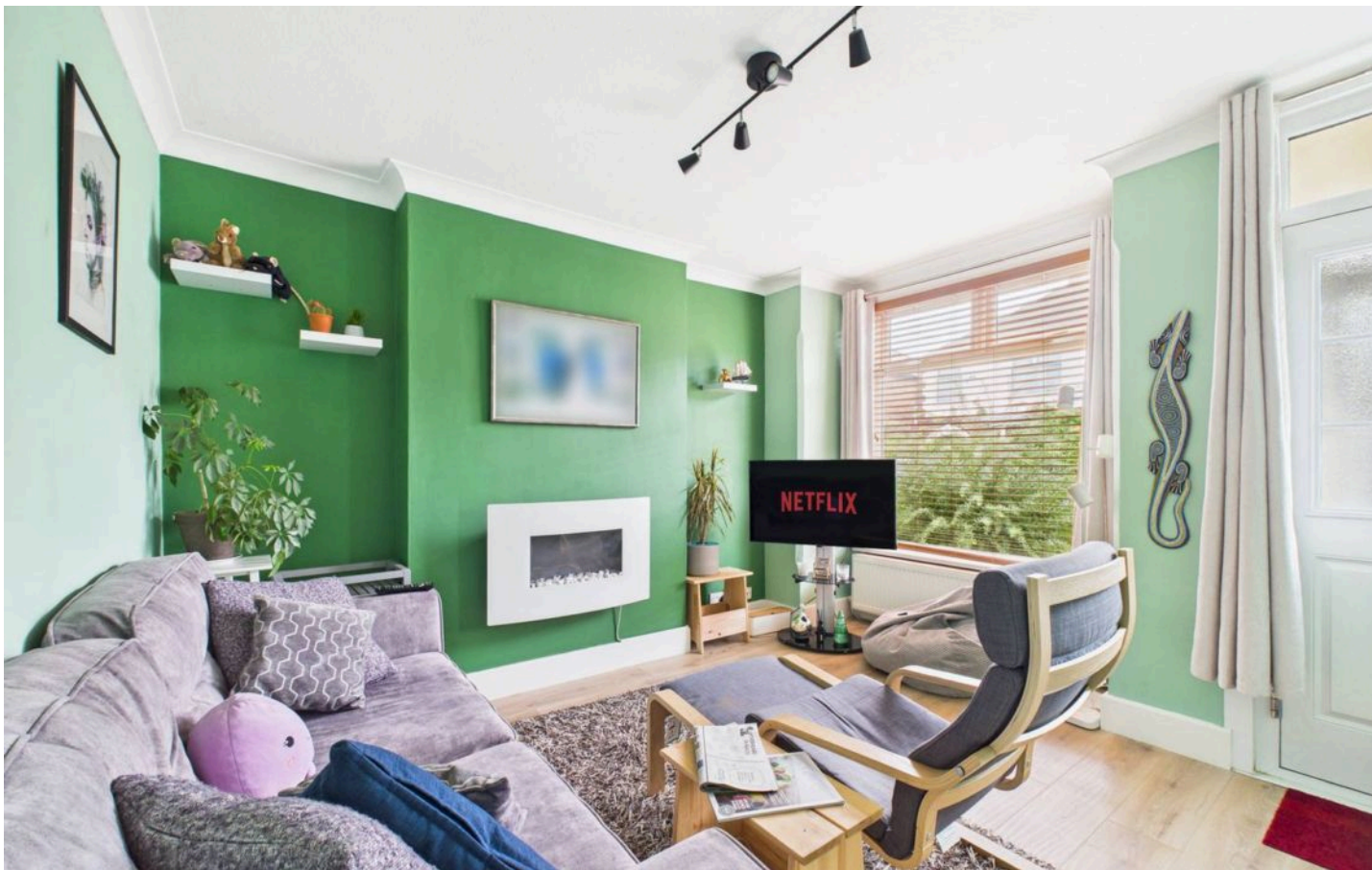




19 Cornhill Road, Carlton – NG4 1GE

Guide Price **£200,000**

DavidJames
the estate agent



19 Cornhill Road

Carlton, Nottingham

GUIDE PRICE £200,000–£210,000 Well-presented 2 double bed semi-detached home situated just a short walk from Carlton Hill's shops, amenities and frequent transport links to Nottingham City Centre!

Council Tax band: A

Tenure: Freehold

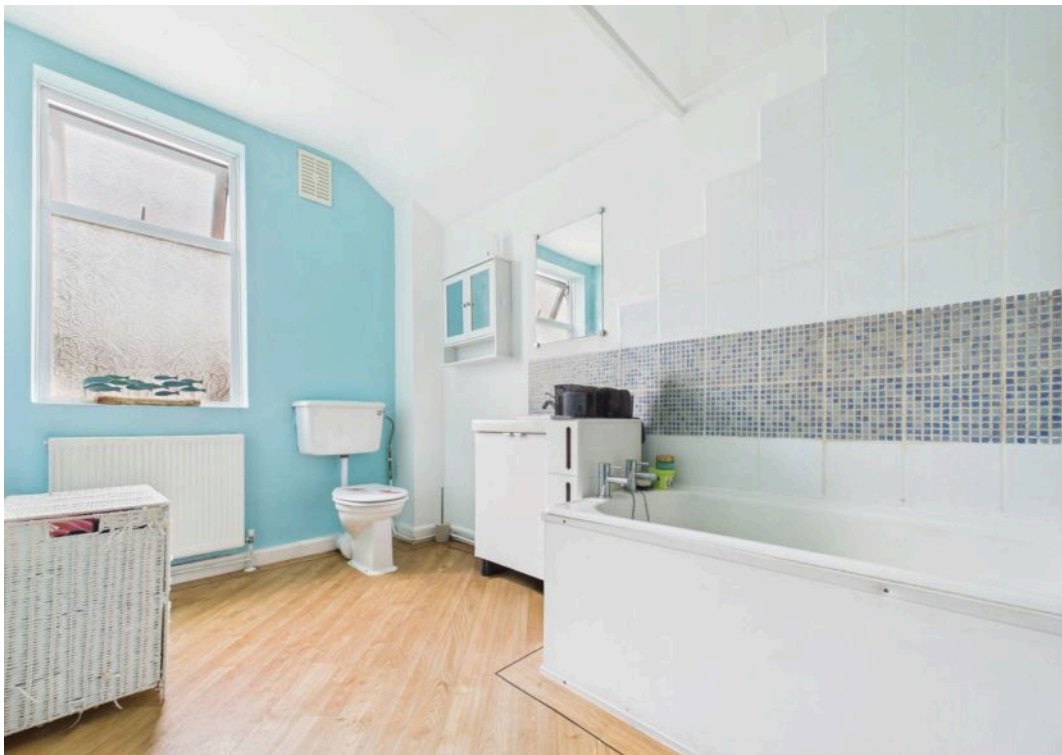
EPC Energy Efficiency Rating: D

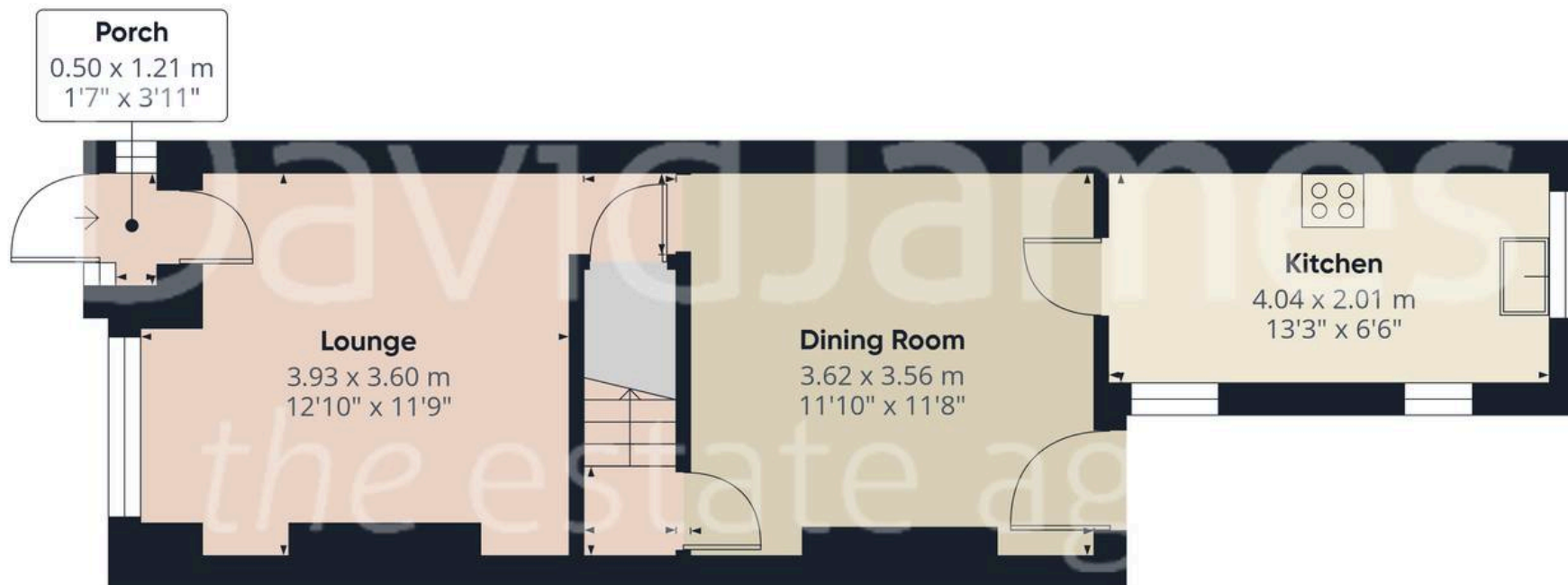
EPC Environmental Impact Rating: D

- Semi-detached home
- A short walk from Carlton Hill's nearby amenities and frequent bus services
- Ideal for first-time buyers or those simply seeking a convenient location
- Bright and welcoming lounge with a feature electric fire
- Separate versatile dining room with a focal-point decorative fireplace
- Fitted kitchen with space for freestanding appliances
- Two first-floor double bedrooms
- First floor bathroom with a three-piece suite (including a twin-head overbath shower)
- Loft space with boarding and ladder offering potential storage space
- Generous and well-presented rear garden with lawn and patio seating spaces









Approximate total area⁽¹⁾

71.5 m²

771 ft²



(1) Excluding balconies and terraces

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

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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.