



DavidJames
the estate agent

Allwood Drive, Carlton, NG4 3EH

£875 Per Calendar Month

About This Property

Situated in a popular and convenient part of Carlton, this end-terrace house offers comfortable accommodation ideal for professional tenants, couples or small families. The property features a welcoming living room with a useful under-stair storage cupboard, leading through to a modern dining kitchen fitted with a range of units and integrated appliances. A generous conservatory extends the living space, providing a bright and versatile area that overlooks the low-maintenance rear garden with a paved patio. Upstairs, there are two well-proportioned bedrooms, with the main bedroom including a built-in wardrobe, alongside a bathroom fitted with a white suite and electric shower. Further benefits include a tandem driveway offering off-street parking for multiple vehicles. Located within easy reach of local amenities, shops, schools, and excellent transport links into Nottingham City Centre, this property provides both comfort and convenience for renters.

TENANCY DETAILS

Available From: NOW

Tenancy Term: Minimum 6 months

Furnishing: Unfurnished

EPC Rating: D

Council Band: A

Pets: Not permitted

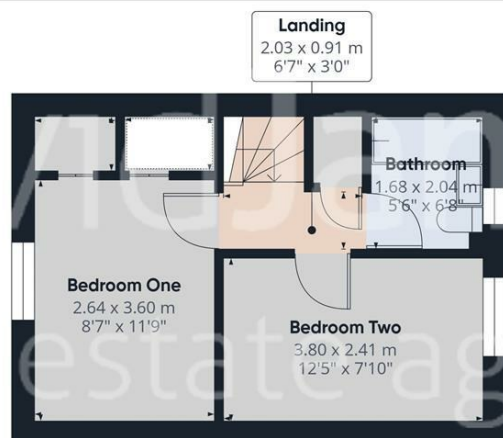
- End-terrace house close to ample amenities and frequent transport links
- Two bedrooms (bedroom one with built-in wardrobe)
- Living room with under-stairs cupboard
- Kitchen with integrated washer/dryer, dishwasher, fridge, hob, oven and extractor
- Spacious conservatory
- First floor bathroom/WC with white suite and electric shower
- Electric heating
- Double glazing
- Paved rear garden
- Tandem driveway provides off-street parking for multiple vehicles







Floor 0



Floor 1



Approximate total area⁽¹⁾
66.2 m²
713 ft²

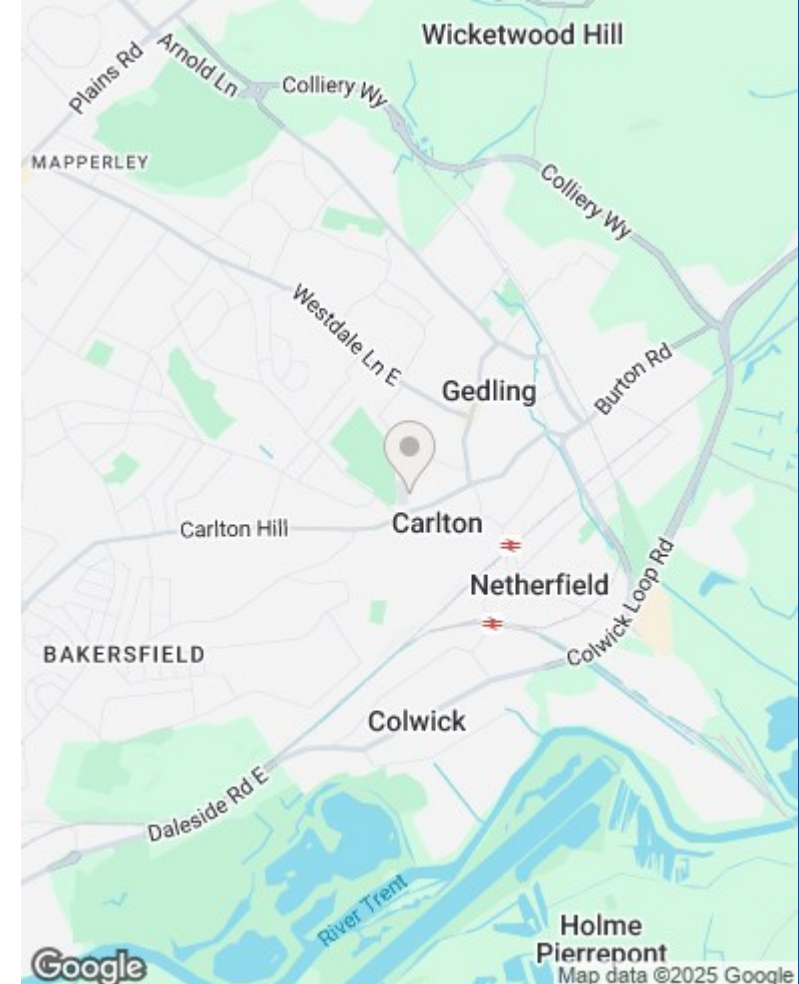
Reduced headroom
0.8 m²
8 ft²

(1) Excluding balconies and terraces

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

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Council Tax Band: A
Gedling Borough Council

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