

10 Mayfield Road, Carlton - NG4 1JP

Guide Price **£240,000**

DavidJames
the estate agent







10 Mayfield Road

Carlton, Nottingham

VIEWING HIGHLY RECOMMENDED! Stylishly presented and extended 3 bed semi-detached close to Carlton's amenities! Multiple reception spaces, modern kitchen and bathroom plus a good-sized rear garden!
Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Stylishly-presented and extended semi-detached home
- Versatile family-sized accommodation set across three storeys
- Within easy walking distance of Carlton Hill's amenities, popular schools and bus routes
- Spacious lounge with French doors to the garden
- Adjoining dining room with a feature contemporary fire and box window
- Modern galley-style kitchen with white gloss units and integrated cooking appliances
- Versatile garden room with underfloor heating (ideal further bedroom, office or snug)
- Three well-proportioned bedrooms set across the first and second floors
- Superb four-piece bathroom with a roll-top bath and separate shower enclosure
- Established rear garden with lawn, planting and a choice of patio seating areas


The Success



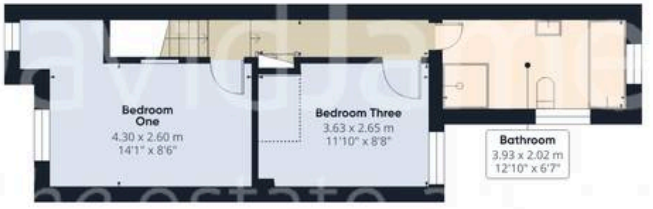




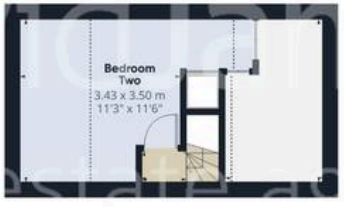




Floor 0



Floor 1





Floor 2

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Approximate total area(1)

101 m²

1087 ft²

Reduced headroom

13.6 m²

146 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.

GIRAFFE360



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