



9 Gladstone Street, Carlton – NG4 1EL

Guide Price **£180,000**

DavidJames
the estate agent



9 Gladstone Street

Carlton, Nottingham

Guide Price £180,000-£190,000. Contemporary three-storey end-townhouse with delightful vaulted ceiling open-plan kitchen/living space, balcony, 2 spacious bedrooms and stylish bathroom

Council Tax band: B

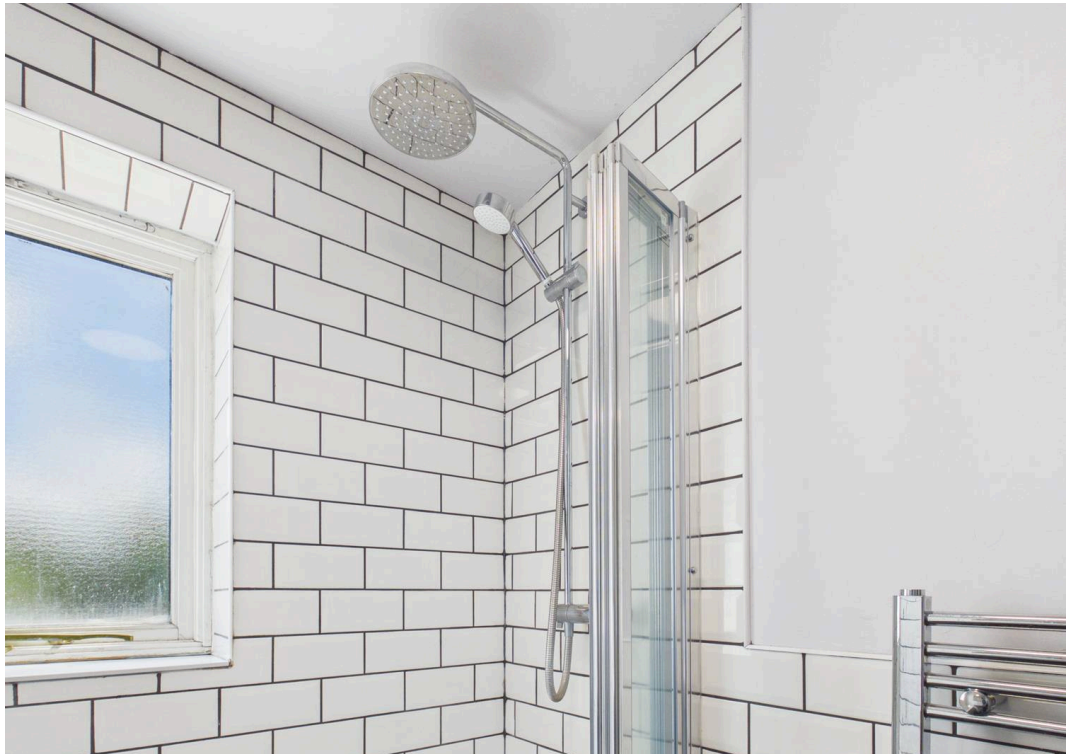
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

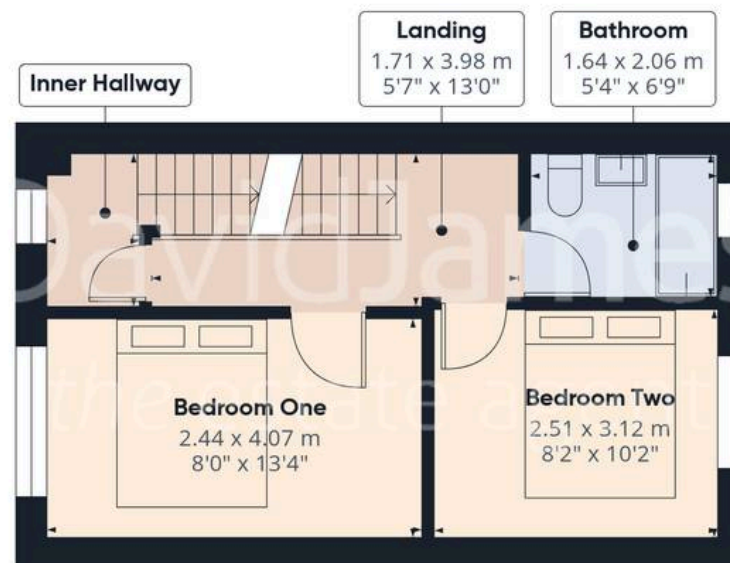
- Contemporary three-storey end-townhouse available with no onward chain
- Well-placed location close to Carlton's amenities and public transport links
- Ideal purchase for first-time buyers, professionals or investors
- Impressive top floor open-plan kitchen/living space with vaulted ceiling
- Private balcony accessed via French doors from living area
- Stylish fitted kitchen with white high gloss units and integrated appliances
- Two well-proportioned double bedrooms with soft carpeted finish
- Stylish bathroom with dual-head rainfall shower and modern tiled detailing
- Enclosed rear garden with paved patio and lawn
- Integral garage and block-paved driveway providing off-street parking







Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

78.5 m²

845 ft²

Balconies and terraces

3.2 m²

34 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

376 Carlton Hill, Carlton - NG4 1JA

0115 987 8957 • carlton@david-james.com • www.david-james.com

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.