



61 Hillview Road, Carlton – NG4 1LD

Guide Price **£625,000**

DavidJames
the estate agent



61 Hillview Road

Carlton, Nottingham

Rare opportunity to own characterful detached 3 bed family home on spectacular half-acre plot featuring beautiful period features and generous living space with exciting redevelopment potential!

Council Tax band: D

Tenure: Freehold

- Exceptional opportunity to acquire detached home set on half-acre plot
- Conveniently located with shops, amenities and bus connections close by
- Ideal purchase for families and future development seekers
- Welcoming entrance hall with separate ground floor WC
- Characterful dual aspect lounge with inglenook fireplace and multi-fuel stove
- Generous dining room with beamed ceiling and multi-fuel stove
- Charming breakfast kitchen with practical separate utility room
- Flexible three double bedroom layout with large four-piece family bathroom
- Extensive gated driveway with seven garages and a variety of useful outbuildings
- Magnificent gardens with fruit trees, vegetable plots, greenhouses and summerhouse







Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Floor 0 Building 3



Floor 0 Building 4



Floor 0 Building 5



Floor 0 Building 6



Floor 0 Building 7



Floor 0 Building 8



Approximate total area⁽¹⁾

149.9 m²

1613 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.

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