



127 South View Road, Carlton – NG4 3QT

Guide Price **Guide Price £260,000 – £280,000**



127 South View Road

Carlton, Nottingham

Guide Price £260,000 - £280,000 Well-presented 3 bed chalet-style detached home close to both Carlton and Mapperley's amenities! Ideal for a variety of buyers and boasting a lounge, dining kitchen, shower room and multi-car parking!

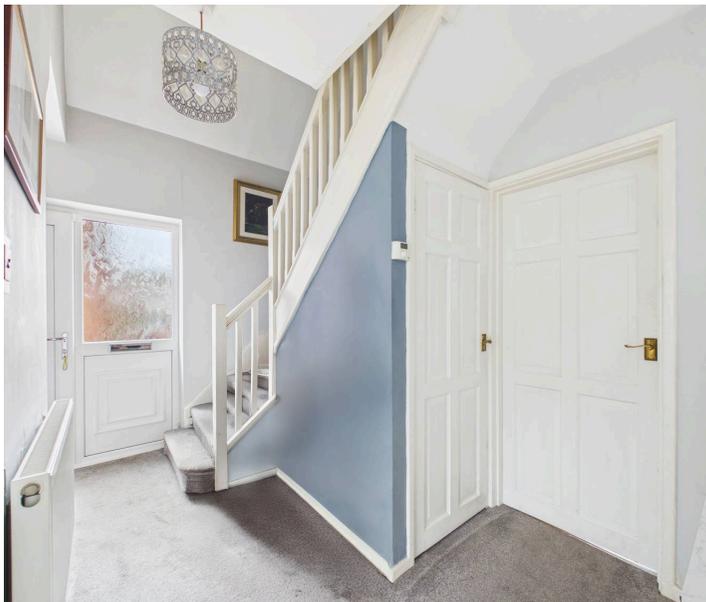
Council Tax band: C

Tenure: Freehold

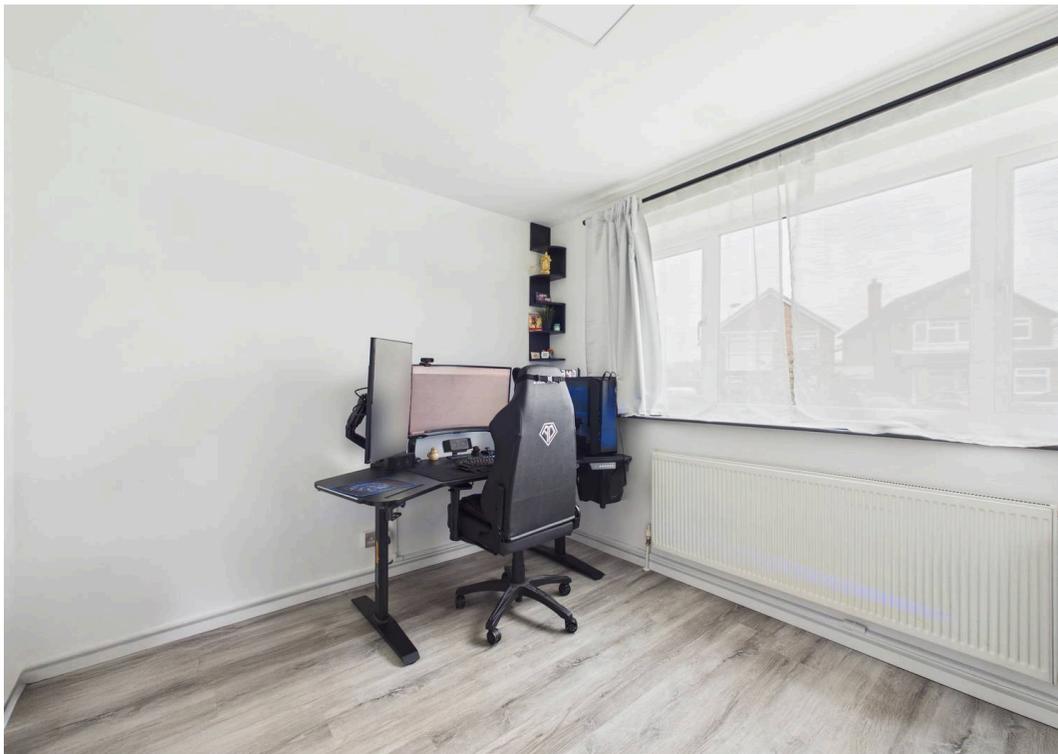
EPC Energy Efficiency Rating: D

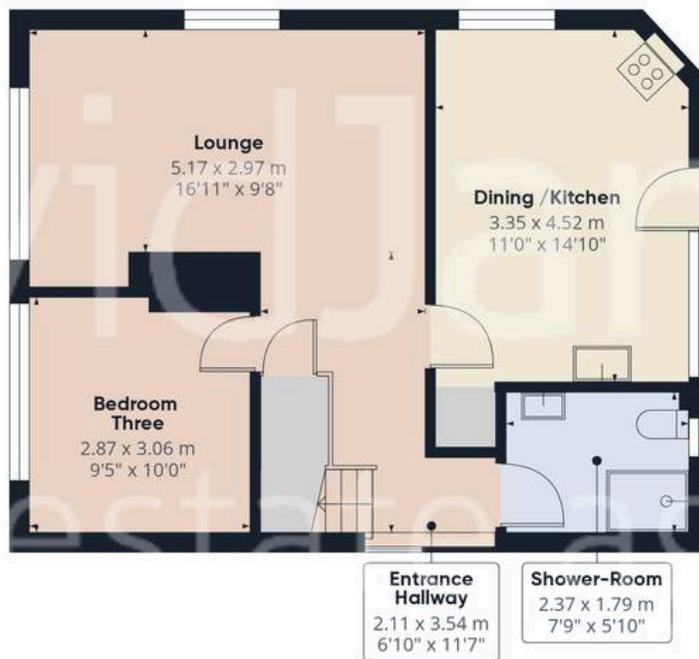
EPC Environmental Impact Rating: E

- Attractive chalet-style detached home
- Ideally positioned for access to both Carlton and Mapperley's nearby amenities, schools and bus services
- Offers versatile accommodation to suit a variety of buyers
- Bright and well-proportioned lounge with large front window and electric fire
- Generous kitchen with integrated appliances and an in-built breakfast bar seating area
- Three bedrooms (including a versatile ground floor bedroom/home office)
- Main double bedroom with large built-in eaves wardrobes
- Stylish ground floor shower room with a three-piece modern suite and heated towel rail
- Enclosed low-maintenance rear garden with patio, lawn, fencing and shed storage
- Generous block-paved driveway providing ample off-street parking









Floor 0



Floor 1

Approximate total area⁽¹⁾

86 m²
926 ft²

Reduced headroom

5.7 m²
61 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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