

126 Mays Avenue, Carlton - NG4 1AU

Guide Price £270,000

DavidJames
the estate agent







126 Mays Avenue

Carlton, Nottingham

Extended three-bedroom semi-detached home with a stylish open-plan kitchen/living space, separate lounge & a stylish shower room with good-sized tiered rear garden, driveway with EV charging & garage!
Council Tax band: B

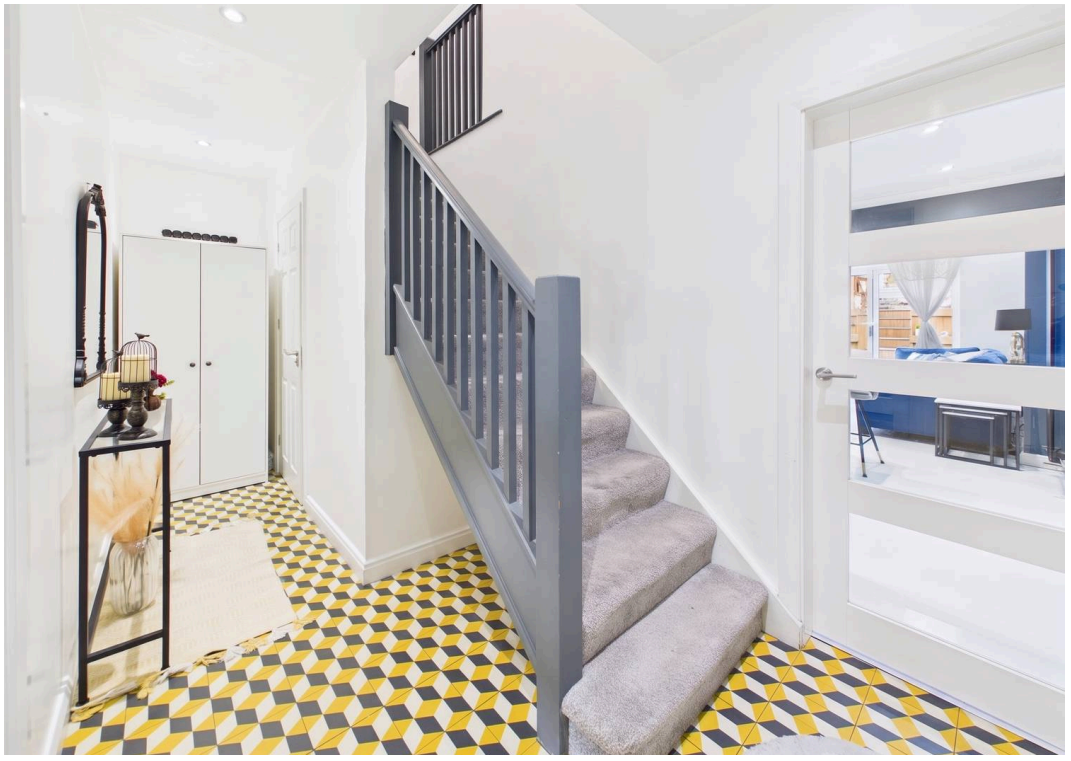
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

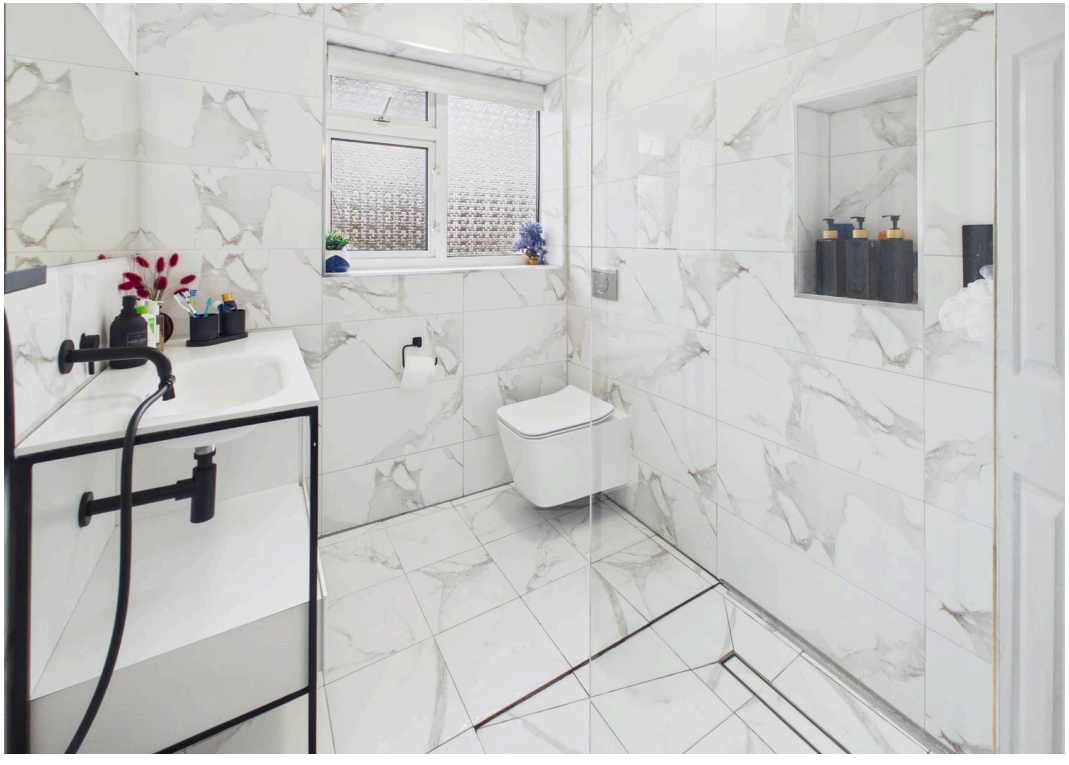
- Extended semi-detached family home
- Convenient position close to both Carlton and Bakersfield's amenities, schools and green spaces
- Frequent bus services nearby to Nottingham city centre
- Bright and elegant lounge with feature wall panelling
- Stunning open-plan kitchen/living space with bi-fold doors
- Stylish and modern kitchen with a range of integrated appliances and a feature island
- Three bedrooms (including two bedrooms with built-in storage/wardrobes)
- Contemporary shower room with a rainfall-style walk-in shower
- Good-sized tiered rear garden with artificial lawn, decking and seating areas
- Multi-vehicle driveway and a detached garage





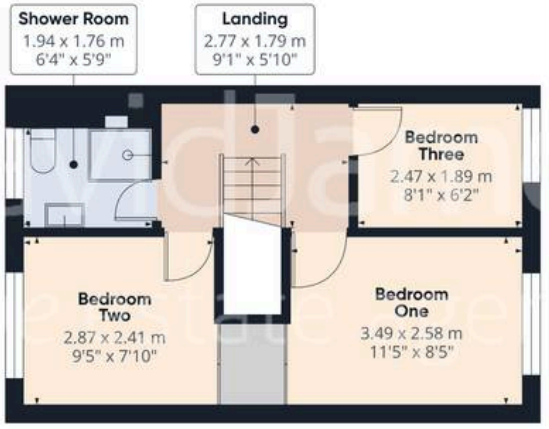








Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

DavidJames
the estate agent

Approximate total area(1)

81.1 m²

873 ft²

Reduced headroom

0.9 m²

10 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



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.