



9 Yeomans Parade, Carlton, Nottingham, NG4 3ER

£1,250 Per month

**TO LET**



### Directions

## THE PROPERTY

ND Real Estate is delighted to present this well-presented three-bedroom, 2.5-bathroom family home located in the popular area of Yeomans Parade, Nottingham, NG4.

Offered partially furnished and now available to let, this modern three-storey property is ideally suited for families and working professionals.

The ground floor comprises a spacious and bright reception room, featuring attractive hard flooring, built-in shelving, and French doors providing direct access to the rear garden, allowing for excellent natural light throughout.

You will also find a modern fitted kitchen, equipped with:

- \* Ceramic hob
- \* Electric oven
- \* Extractor fan
- \* Dishwasher
- \* Fridge freezer

(All white goods are provided as gifted items.)

A convenient downstairs WC completes the ground floor accommodation.

Upstairs, the first floor offers:

- \* Two well-proportioned double bedrooms
- \* A family bathroom with shower over bath
- \* Window providing natural light and ventilation

## SITUATION