



Moorfield Cottage
Church Warsop | Nottingham | NG20 0SN

Moorfield Cottage

A truly stunning Grade II Listed character property finished to an exceptional standard located in the popular village of Church Warsop.

- A Stunning Grade II Listed Character Home
- Approximately 2000sq.ft & Originally Dating Back to the 1780's
- Breakfast Kitchen, Sitting Room, Dining Room, Gym
- Utility Room/ Boot Room & Ground Floor WC
- 3 Bedrooms, En-Suite Shower Room & Family Bathroom to First Floor
- Exceptional Principal Suite to Second Floor
- Detached Double Garage & Off-Street Parking
- Established Gardens to Front & Rear

Moorfield Cottage comes to the market presenting the exciting opportunity to acquire a first-class village home which boasts charm, space and a host of original features which have been meticulously combined with more tasteful modern finishings – the perfect blend of 'old meets new'. Stone built and standing within a private gated development consisting of just 3 other homes, this property originally dates back to the 1780's but has been significantly upgraded both internally and externally over more recent years. With approximately 2000sq.ft of internal accommodation arranged over 3 floors and gardens ideally configured as social spaces, Moorfield Cottage lends itself perfectly to those seeking something with character but with the ability to cater easily to modern day family living.

Upon entering the home via the traditional oak entrance door, you are immediately greeted by a pleasant inner hall with its exposed stone walls and flag stone flooring, an early indicator of the quality of finish found within this property. Much of the principal ground floor accommodation leads off this hall which, in brief, comprises of: a cosy yet spacious lounge with original exposed beams, feature cast iron electric fire and French doors leading to the garden, breakfast kitchen with bespoke oak fitted units, granite tops, a feature elm topped central island and host of carefully sourced appliances, formal dining room with original solid oak flooring, cast iron electric fire and stairs leading to the first floor, a versatile room currently configured as a gym that could easily lend itself to a variety of uses, a beautifully appointed boot room/ utility with fitted cupboards & seating, solid Oak tops and garden access, ground floor WC with luxury Perrin & Rowe fittings and lastly a useful pantry leading off the kitchen.









To the first floor, upon reaching the top of the stairs you are greeted by a spacious landing which benefits from a range of fitted wardrobes creating a useful dressing/ storage area. Elsewhere, and leading off this landing, you'll find 3 charming and generously proportioned bedrooms, a beautifully appointed en-suite shower room to bedroom 2 and a family bathroom. On the second floor, the recently completed principal suite offers a truly wonderful retreat. Comprising of a spacious bedroom with window seat overlooking the church, a stunning en-suite shower room adorned with first class sanitary ware and a useful walk-in closet.

GARDENS & GROUNDS

Externally, the property benefits from established gardens to both and rear. Upon entering the electric gated grounds of the development, the dedicated gravel laid driveway provides off-street parking for a number of vehicles along with the detached double garage which benefits from useful loft storage above. A lovely country garden with seating area is surrounded by stocked borders giving a pleasant place to sit at the private frontage. The rear garden offers several different areas to enjoy which are segmented by carefully considered planting. Here you'll find a lawned area perfect for families to enjoy, several paved patios for dining or entertaining, brick-built BBQ area and a fabulous covered and enclosed indoor/ outdoor space with its own wood burning stove – a perfect spot to be able to sit out and enjoy the outdoors in all seasons.

LOCATION

The village of Church Warsop is located approximately 24 miles north of Nottingham city centre and is a primarily residential area well-positioned close to a number of larger settlements. Church Warsop, Warsop and nearby Mansfield Woodhouse offer a number of local conveniences, however, the market town of Mansfield has developed substantially from its mining and textile industry past into a large residential and commercial district. Mansfield benefits from a broad selection of local amenities which you would come to expect from a town of its size. A theatre, restaurants, public houses, bars, banking, convenience stores, supermarkets, a shopping centre and numerous recreational activities are just a small selection.

Mansfield Centre 5 miles

Chesterfield 13.5 miles

Worksop 9 miles

Nottingham City Centre 25 miles

Kings Mill Hospital 8 miles

M1 Motorway Junction 29 9 miles

A600 0.5 miles

TENURE

Freehold.

SERVICES

Mains electricity, gas, water, and drainage are understood to be connected.



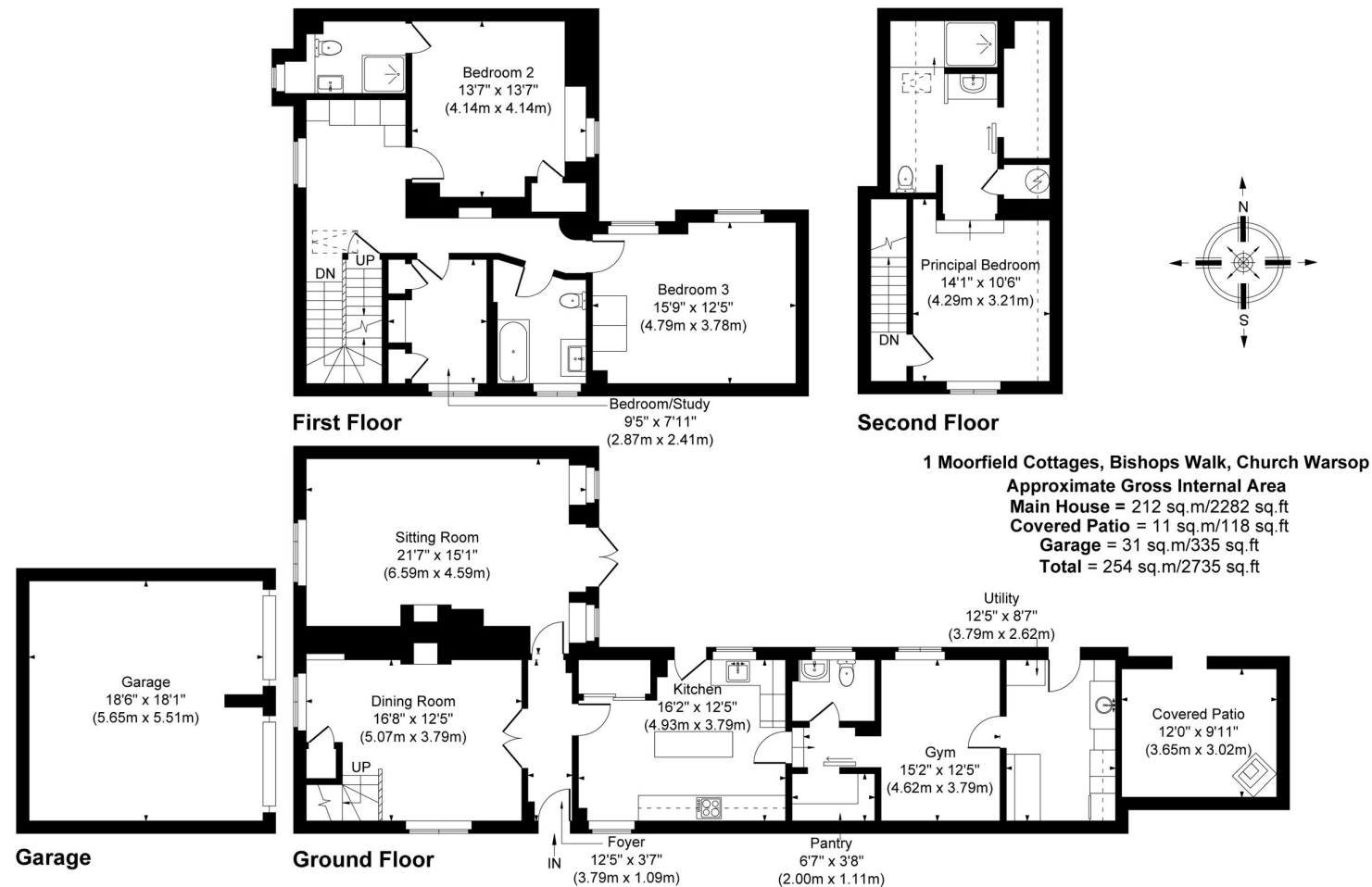


Illustration for identification purposes only, measurements are approximate, not to scale.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)		
A		
(81-91)		
B		
(69-80)		
C		
(55-68)		
D		
(39-54)		
E		
(21-38)		
F		

AGENTS NOTE: Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property.



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