



Burntstump Lodge
Burntstump Hill | Arnold | Nottingham | NG5 8PQ

STEP INSIDE

Burntstump Lodge

An outstanding character property standing within a highly regarded conservation area, approximately 8 miles north of Nottingham City centre. Burntstump Lodge comes to the market offering the exciting opportunity to acquire a one-of-a-kind family home brimming with character and charm. Originally constructed in 1902, this former schoolhouse was built to serve the children of workers on the Seely Estate and in 1977 it was converted and repurposed for residential use. It has continued to be upgraded and updated since this time, including by its current occupiers, and what stands today is fantastic dwelling of generous proportions that benefits from exceptional gardens to all sides. Just a stone's throw from the picturesque Burntstump Country Park, with miles of woodland walks on its doorstep and within easy reach of a host of comprehensive amenities, Burntstump Lodge is a special and unique property which is certain to impress.

Accommodation

Burntstump Lodge enjoys approximately 2852sq.ft of living accommodation to the main house, which is practically arranged over 2 floors. Upon entering the property you are immediately greeted by an entrance porch offering useful space for cloaks, this then leads on to the inner hall of the home. Much of the principal ground floor accommodation leads off this inner hall which, in brief, comprises of: a truly impressive principal reception room with vaulted ceiling, two storey window overlooking the rear garden, feature fireplace and a spiral staircase leading to a galleried mezzanine area, a beautifully appointed breakfast kitchen with central island and ample work surface space, a cosy snug, garden room, fully fitted utility room, 2 double bedrooms and a spacious family bathroom. To the first floor and leading off the mezzanine landing/ office space, there are an additional 2 double bedrooms, both of which enjoy dressing areas and en-suite shower rooms, with one also benefiting from a fabulous balcony.

















Gardens & Grounds

Externally, the property enjoys circa 0.75 of an acre of beautifully established and private gardens to 3 sides. Set back off the main road, the attractive frontage of this home immediately stands out and you instantly appreciate the character and uniqueness of the property. A sweeping in-and-out gravel laid driveway provides ample freestanding parking, with access to the attached double garage giving additional covered parking or useful storage space. The rear and side gardens offer fantastic space for families to enjoy, with substantial lawns, established trees and shrubbery, well-stocked borders, paved pathways, a vegetable garden and a generous terrace directly accessed from the main reception rooms. In addition, there are several useful outbuildings to be found, notably a former detached classroom building which provides an ideal base to use as additional storage or the potential for host of other uses such as a work-from-home space or gym.

Location

Arnold's large town centre is within easy reach and boasts a diverse range of restaurants, bars, shops, independent businesses and larger supermarkets such as Asda, Sainsburys and Aldi. Arnold Leisure Centre, recently re-developed, provides swimming and other recreational facilities. Arnold Library and information centre, also recently refurbished - is next door. The A60 Mansfield Road (1 mile) provides fast access to more comprehensive amenities in both Nottingham & Mansfield, whilst the M1 Motorway J27 (approx. 7 miles) provides easy access beyond the county.

Distances

Nottingham City Centre 8 miles
Mansfield 8 miles
Kings Mill Hospital 9 miles
Queens Medical Centre 9 miles
M1 Motorway Junction 27 7 miles
A60 Mansfield Road 1 mile
East Midlands Airport 26 miles

Tenure

Freehold

Services

Mains electricity and water are understood to be connected. There is oil fired central heating and drainage is provided via septic tank.

Viewings

Strictly by appointment with Fine & Country Nottinghamshire.



Burntstump Lodge, Burntstump Hill

Approximate Gross Internal Area

Main House = 265 sq.m/2852 sq.ft

Outbuilding = 35 sq.m/377 sq.ft

Garage = 35 sq.m/377 sq.ft

Total = 335 sq.m/3606 sq.ft

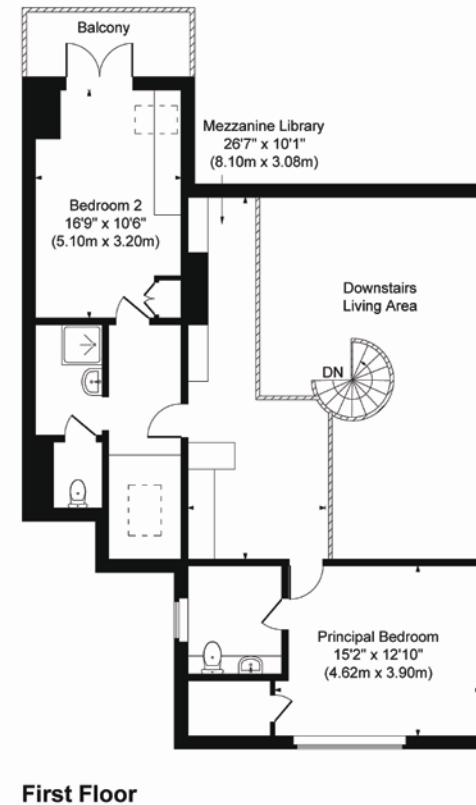
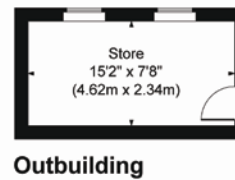
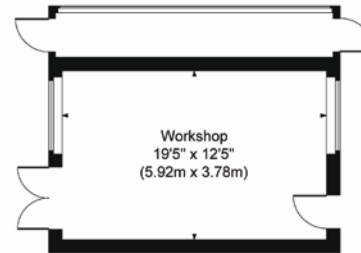
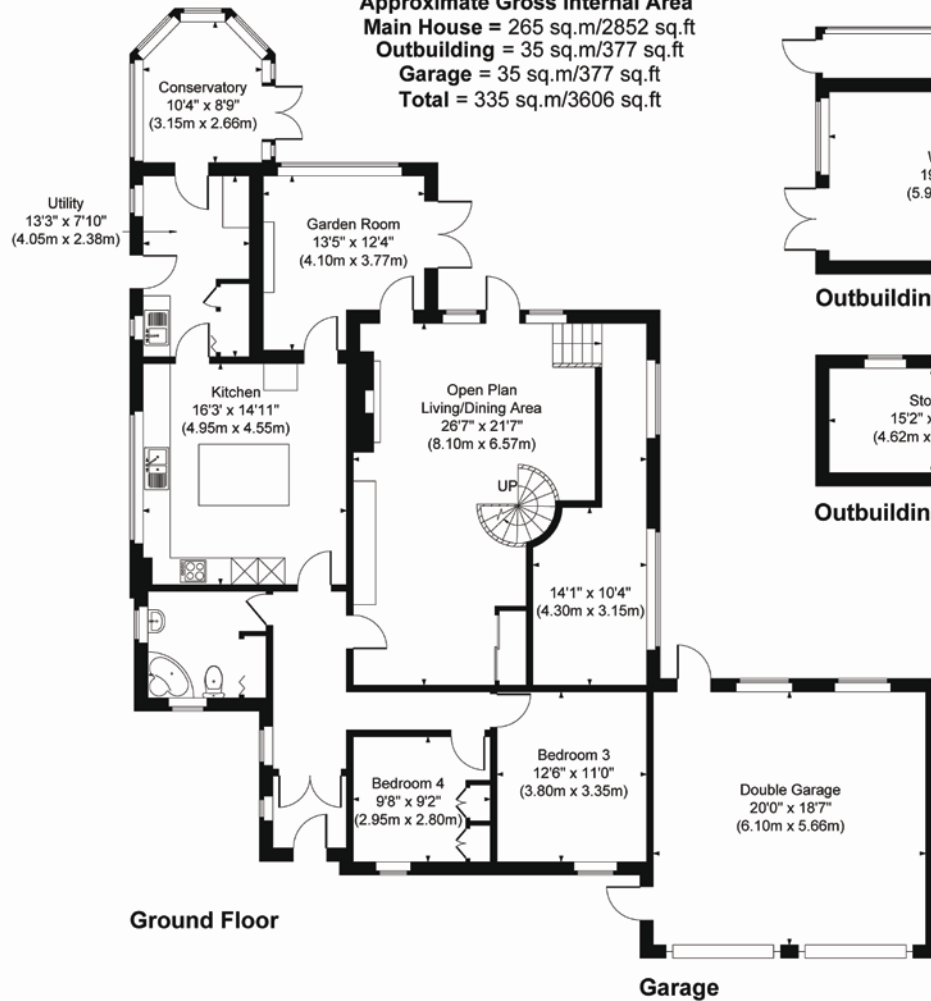
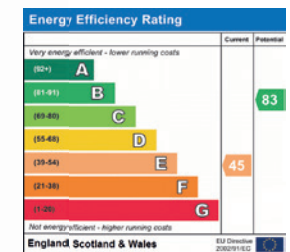


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