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3 The Rise Southwell Newark NG25 ORZ

Offers over **£315,000** Freehold



**A** superbly spacious and highly desirable 2 double bedroom mid-terrace luxury home, situated within this new development by Stagfield Homes Ltd. The property is now offered for sale in immaculate order throughout and features highly quality floor coverings, a superb lounge with double doors to a fully fitted dining kitchen with French doors onto the rear patio and garden. Other features of note include a downstairs cloakroom/w/c, en suite shower room to the (triple size) master bedroom plus luxury family bathroom and large guest bedroom. Outside there is a landscaped south facing rear garden and to the front, driveway parking for two cars.

Southwell is a charming north Nottinghamshire market town, well known for its historical significance, minster cathedral, picturesque surroundings, and excellent shopping facilities. The town's local events, markets, and festivals contribute to its vibrant community spirit and essential services like schools, healthcare facilities, and transportation options are all close by. Significant interest is anticipated and potential buyers must be in strong proceedable buying positions.

**Offers over £315,000 Freehold - Council Tax Band C**

All main services / Gas central heating / double glazing / Flood risk - Low

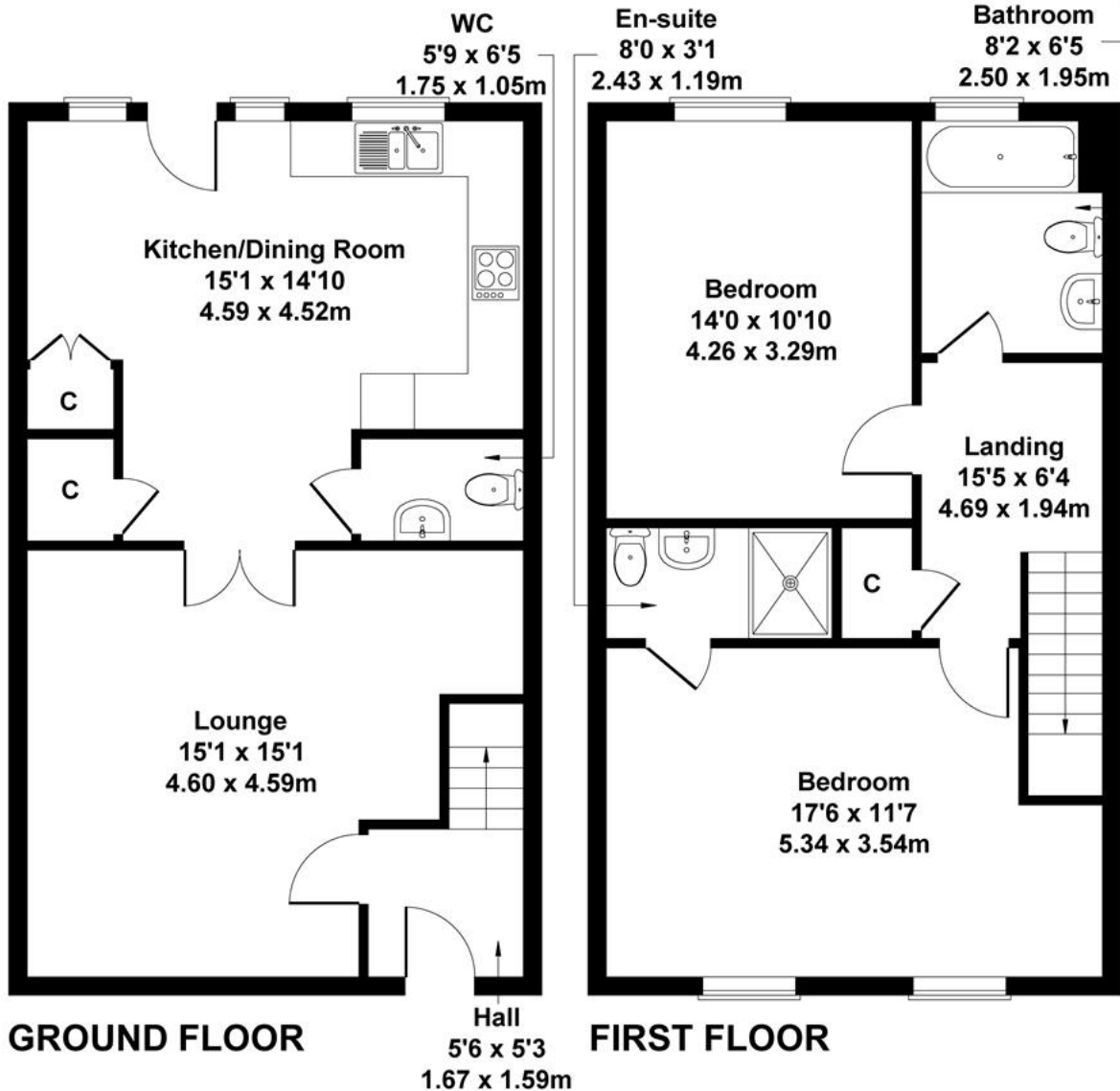
Viewing strictly by appointment through Jonathan Fitzpatrick Village & Country Homes.

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# 3 The Rise, Southwell, NG25 0RZ

Approximate Gross Internal Area  
1055 sq ft - 98 sq m



Not to Scale. Produced by The Plan Portal 2025  
For Illustrative Purposes Only.

## Energy performance certificate (EPC)

3 The Rise  
SOUTHWELL  
NG25 0RZ

Energy rating

**B**

Valid until:

21 September 2032

Certificate  
number:

2428-3020-4301-4682-5200







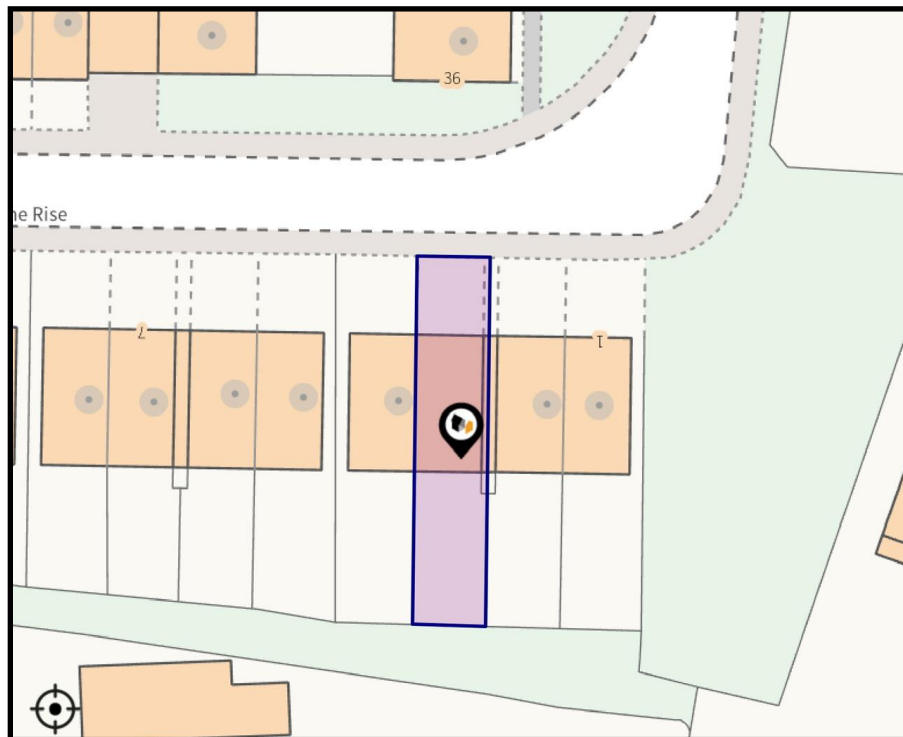












Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements