



**Jonathan Fitzpatrick**

VILLAGE & COUNTRY HOMES



**£475,000 Freehold**

**6 Riverside Southwell Nottinghamshire NG25 0HA**

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**M**ake immediate arrangements to view this immaculately presented 4 bedroom, 3 reception room detached family home, situated in a sought after cul de sac location close to the Southwell Trail and just a few minutes walk to Southwell town centre. The property offers deceptively spacious accommodation, especially on the ground floor and features a superb living room with fireplace and electrically operated power screen to the separate dining room (allowing the two rooms to be separated completely) and large useable conservatory (with solid panelled roof) which is presented as an additional sitting/garden room. Other highlights include a newly re-fitted breakfast kitchen, downstairs cloakroom/wc, en suite shower room to the master bedroom plus modern family bathroom. Outside the west facing rear garden has been landscaped with low-maintenance in mind, and to the front, there is driveway parking for 2 cars and integral single garage with electrically operated roller door. In addition there are pleasant woodland views front the front across to the opposite side of the road.

The location is highly desirable and is a short walk to the Southwell Trail, the excellent Final Whistle pub and town centre with its famous Minster and numerous independent shops, pubs, restaurants and amenities. Properties of this calibre rarely stay on the market for long - early viewing is highly recommended.

Asking price : £475,000 Freehold

Council tax band E  
Flood Risk : Low Risk  
Gas central heating  
Double glazing  
All main services

Viewing by appointment through  
Jonathan Fitzpatrick Village & Country Homes  
64 Main Street Farnsfield NG22 8EF

Telephone 01623 392676  
Email : mail@jfea.co.uk  
Web : jfea.co.uk



## Energy performance certificate (EPC)

6, Riverside SOUTHWELL NG25 0HA	Energy rating <b>C</b>	Valid until: 17 August 2026
		Certificate number: 8956-7728-4910-4678-2996

































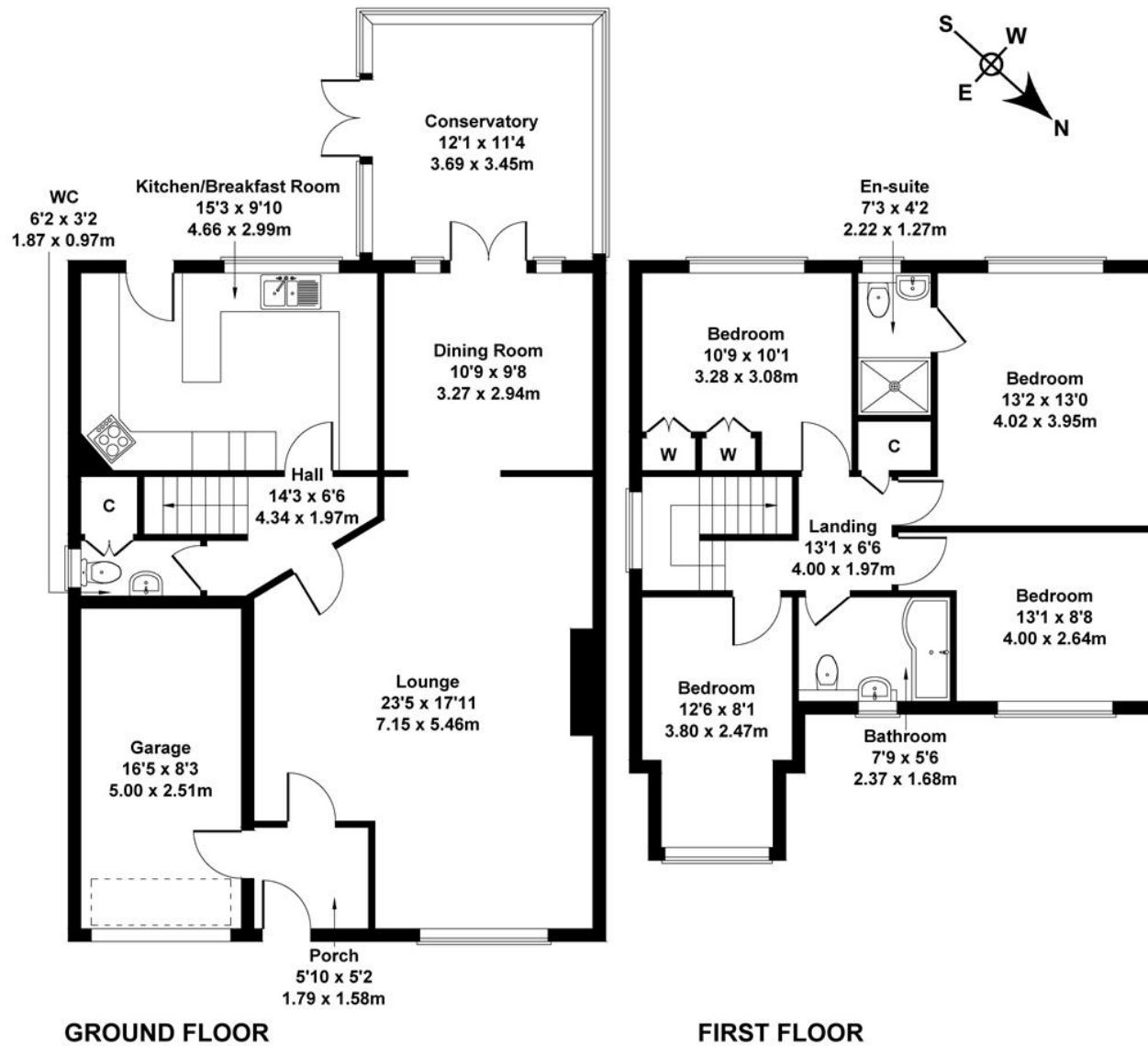






# 6 Riverside, Southwell, NG25 0HA

Approximate Gross Internal Area  
1658 sq ft - 154 sq m



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

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