



PORTFOLIO
from



william h brown

The Glebe, Claypole Road, Stubton, Newark, NG23 5BU

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This well presented four bedroom detached family home has been well maintained throughout with stunning gardens to the front and rear. Internally the property briefly offers three reception rooms, kitchen, utility, cloakroom, master with en-suite, three further bedrooms and family bathroom.



Entrance Hall

A bright and welcoming entrance hall with stairs rising to the first floor and storage cupboard. There is access into the WC/cloakroom, kitchen, dining room and living room.

WC/Cloakroom

Leading off the entrance hall with WC and wash hand basin.

Living Room

23' 6" x 14' 6" max (7.16m x 4.42m max)

A generous sized living room with dual aspect views and fantastic space for relaxing with gas fire, radiator, double glazed windows to the front, rear and side.

Dining Room

14' 3" x 11' 5" (4.34m x 3.48m)

A separate dining room with double doors leading off the entrance, two radiators and double glazed sliding doors into the conservatory.

Conservatory

Double glazed windows all around and double glazed French doors leading out to the paved patio area.

Kitchen

11' 6" x 13' 6" (3.51m x 4.11m)



A range of low and eye level units, induction hob, extractor, double oven, integrated dishwasher, integrated fridge/freezer and stainless steel sink and drainer. In addition, there is a breakfast bar and double glazed window to the side.

Snug

9' 5" x 11' 6" (2.87m x 3.51m)

Leading off the kitchen with vertical radiator and double glazed French doors leading out to the garden. This room is very versatile and could be used as a home office/play room or snug.

Utility Room

8' 9" x 7' 9" (2.67m x 2.36m)

A range of low and eye level units with stainless steel sink and drainer and plumbing for washing machine. In addition, the utility has uPVC doors to both sides of the property and two double glazed windows to both sides of the property.

First Floor

Landing

First floor landing with loft hatch, double glazed window to the front and access into all four bedrooms, family bathroom.

Linen Room

5' 4" x 4' 4" (1.63m x 1.32m)

A spacious linen room with shelving, double glazed window to the front and radiator.

Master Bedroom

14' 8" x 14' 11" (4.47m x 4.55m)

A bright and welcoming master bedroom with built in wardrobes, radiator and double glazed windows to the side and rear.

En-Suite

A three piece en-suite with part tiled walls, WC, vanity unit with wash hand basin, double walk in shower and obscured double glazed window to the side.

Bedroom Two

11' 6" max x 14' 5" (3.51m max x 4.39m)

A fantastic DOUBLE bedroom with dual aspect views, radiator, built in wardrobes, double glazed window to the side and double glazed window to the front.

Bedroom Three

11' 6" x 12' 7" (3.51m x 3.84m)

A spacious DOUBLE bedroom with built in wardrobes, double glazed window to the rear and radiator.

Bedroom Four

11' 6" x 11' (3.51m x 3.35m)

Another DOUBLE bedroom with double glazed window to the rear and radiator.

Family Bathroom

A three piece family bathroom with part tiled walls, WC, wash hand basin, bath with shower over, housing for water tank and obscured double glazed window to the front.





Outside

Front Garden

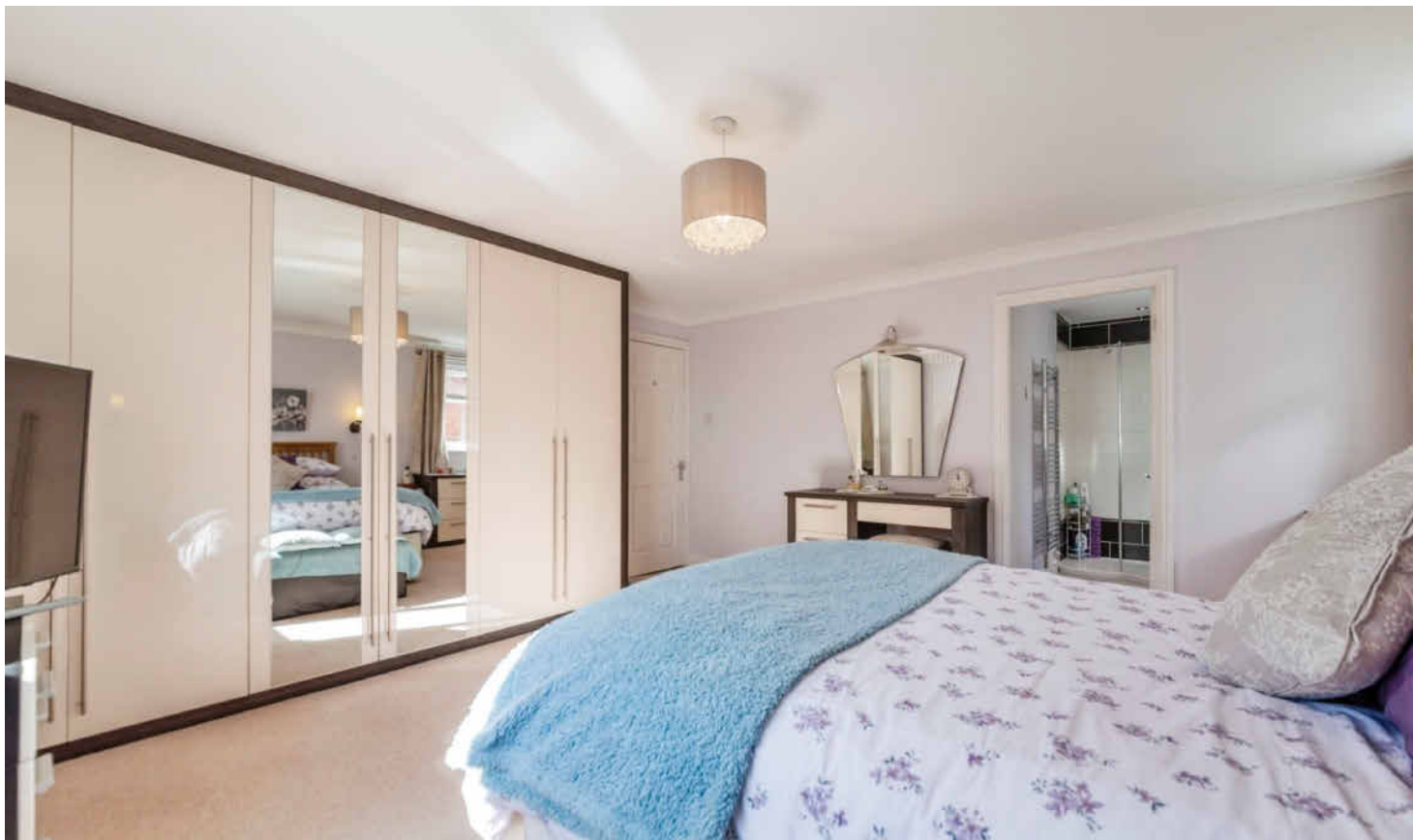
Externally the property is situated on a large plot with front and rear gardens. The front of the offers a large driveway with EV charging point, garage and lawn area.

Rear Garden

The rear of the property benefits from a large rear enclosed garden with mainly laid to lawn, borders with mature shrubs and plants and a large patio with steps leading up to the lawn.

Double Garage

Garage with power/lighting and electric roller door.





Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

The Glebe, Claypole Road, Stubton, Newark, NG23 5BU

William H Brown are pleased to present this four bedroom detached family home which has been well maintained throughout and offer spacious accommodation. The ground floor comprises of entrance hall, WC/Cloakroom, dual aspect living room with gas fire, dining room with sliding doors into the conservatory, snug, kitchen and utility room. The first floor comprises of landing, master bedroom with fitted wardrobes and en-suite bathroom, bedroom two with dual aspect with built in wardrobes, bedroom three with built in wardrobes, bedroom four and a three piece family bathroom. Externally the property is situated on a large plot with front and rear gardens. The front of the offers a large driveway with EV charging point, garage and lawn area. The rear of the property benefits from a large rear enclosed garden with mainly laid to lawn, borders with mature shrubs and plants and patio.

GUIDE PRICE

£600,000 - £625,000

- DETACHED FAMILY HOME
- FOUR DOUBLE BEDROOMS
- THREE RECEPTION ROOMS, SNUG & CONSERVATORY
- FRONT/REAR GARDENS, DRIVEWAY & DOUBLE GARAGE

EPC Rating: D

Council Tax Band: F

Tenure: Freehold

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To find out more information or to arrange a viewing call

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