



EDLIN & JARVIS
ESTATE AGENTS



7 Beckingham Road
Coddington, NG24 2QS

Guide Price £350,000 to £375,000



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*****SPACIOUS FAMILY HOME***** Nestled on Beckingham Road in the picturesque village of Coddington, this delightful, detached house offers a perfect blend of comfort and style. With four spacious bedrooms, this property is ideal for families seeking a convenient lifestyle.

Upon entering, you are greeted by a spacious boot room which provides great storage for all your outdoor wear. The entrance hall leads to two inviting reception rooms, providing ample space for relaxation and entertaining guests. These versatile areas can be tailored to suit your needs, whether you envision a cosy family lounge or a sophisticated dining room. The dining kitchen is a place to enjoy your morning coffee or catch up with your loved ones whilst cooking a culinary treat.

Each bedroom is generously sized, allowing for personalisation and comfort, making it easy to create your own sanctuary whilst the guest bedroom boasts an ensuite shower room.

Outside the 0.13 acre garden creates outdoor space for any garden enthusiast with mature shrubs, raised planters and seating areas, a covered decking area, and a seating area where you can enjoy the sun.

The property benefits from a large driveway providing parking for several vehicles that leads to a detached double garage with power & lighting. Attached to the garage is a room that could be used for an office or a gym.

Coddington is known for its friendly community and beautiful surroundings, making it an excellent choice for those who appreciate a peaceful environment while still being within easy reach of local amenities. This property presents a wonderful opportunity to enjoy a spacious family home in a desirable location.

In summary, this detached house on Beckingham Road is a fantastic find for anyone looking to settle in Coddington. With its ample living space, four bedrooms, and two bathrooms, it is perfectly suited for modern family living.

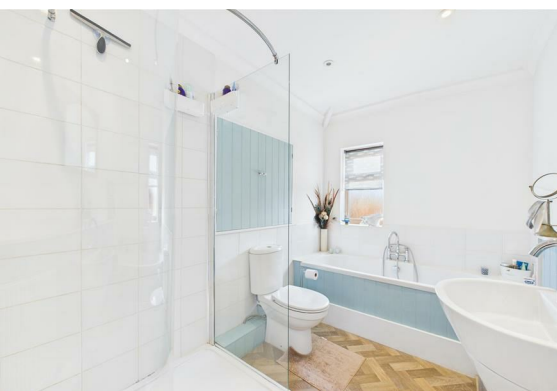
Boot Room
5'3 x 17'6 (1.60m x 5.33m)

Entrance Hall





- Lounge**
9'10" x 13'4" (3.00m x 4.06m)
- Dining Room**
11'2" x 10'6" (3.40m x 3.20m)
- Kitchen Diner**
13'2" x 15'6" (4.01m x 4.72m)
- Utility Room**
8'2" x 8'1" (2.49m x 2.46m)
- WC**
5'2" x 2'10" (1.57m x 0.86m)
- Bedroom One**
10'7" x 13'2" (3.23m x 4.01m)
- Bedroom Two**
11'11" x 10'4" (3.63m x 3.15m)
- Bedroom Three**
13'2" x 8'5" (4.01m x 2.57m)
- Guest Bedroom**
8'2" x 8'7" (2.49m x 2.62m)
- Ensuite**
5'7" x 6'3" (1.70m x 1.91m)
- Bathroom**
10'6" x 6'6" (3.20m x 1.98m)
- Double Garage**
16'1" x 20'1" (4.90m x 6.12m)
- Gym/Office**
15'10" x 9'4" (4.83m x 2.84m)



Floor Plan



Viewing

Please contact our Sales Office on 01636 555043 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

