



Offers In The Region Of £375,000

3 Bedroom Detached Bungalow for sale

89 Wagstaff Lane, Jacksdale, Nottingham





Overview

A RARE GEM ON WAGSTAFF LANE!

Nestled on the desirable Wagstaff Lane in the picturesque village of Jacksdale, this superb three-bedroom detached bungalow offers a truly exceptional lifestyle. Enjoying a prime, elevated position, the property boasts stunning, uninterrupted views over miles of open Nottinghamshire countryside. This is a home designed for those who appreciate space, tranquility, and the ultimate in practicality.



Key Features

- Open Countryside
- Triple garage
- Off road parking
- Conservatory
- Spectacular views
- Forever home
- 3 Double bedrooms
- work from home









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Key Features:

Triple Garage & Outdoor Workshop/Office: A car enthusiast's dream or a fantastic opportunity for a home-based business. The large triple garage provides ample space for multiple vehicles, storage, or a dedicated workshop. Adjacent to this is a separate, purpose-built outdoor building, perfect for a quiet home office, art studio, or gym, offering the ideal work-from-home solution away from the main living quarters.

Conservatory with Breathtaking Views: The heart of this home is the spacious conservatory, where you can unwind and soak in the spectacular panoramic views of the surrounding open fields. It's the perfect spot for a morning coffee, an evening glass of wine, or simply enjoying the changing seasons in absolute comfort.

Spacious & Versatile Living: The bungalow itself is generously proportioned, offering three well-sized bedrooms, a light-filled living room, and a fitted kitchen. The layout is versatile, providing a perfect balance of communal and private spaces, making it ideal for families or those seeking single-level living.

Extensive Gardens: The property sits on a large plot with beautifully maintained gardens that complement the peaceful rural setting. The outdoor space is a private oasis, perfect for entertaining, gardening, or children to play.

Local Area & Amenities

Jacksdale is a sought-after village with a strong sense of community and an abundance of local amenities, all within easy reach.

Schools: Families are well-catered for with highly-regarded local schools. The village is home to Jacksdale Primary and Nursery School, known for its welcoming "family feel" and strong ethos. For secondary education, the area



offers a selection of excellent schools, including those in nearby Eastwood and Selston.

Shops & Services: The village centre provides for all your daily needs with a range of local shops, including the long-standing Co-operative Society. You'll also find a garden centre, cafes, and restaurants. And not forget that Chippy too!!

Leisure & Outdoors: The stunning countryside surrounding Jacksdale is a haven for outdoor enthusiasts. Enjoy scenic walks and cycle rides along the Erewash Nature Reserve and the historic Cromford Canal. Jacksdale Park offers a lovely green space with a playground, and there are numerous waymarked rural paths to explore.

This property offers a unique blend of peaceful countryside living with the convenience of a well-equipped village. A viewing is highly recommended to fully appreciate the space, location, and the lifestyle on offer.

Entrance Hall

16' 1" x 4' 1" (4.90m x 1.24m)

Leading from the front, the double-glazed door provides access to all downstairs rooms, featuring wood-engineered floors, a radiator, and an alarm panel. Additionally, it offers access to the large bedroom on the first floor.

Lounge Diner

23' 7" x 13' 6" (7.19m x 4.11m)

Large Lounge Diner with views from bay window to front of property

Stunning engineered wooden floor

Traditional gas fire and radiator, perfect place to relax or entertain in the evening

Bedroom 1

12' 5" x 11' 6" (3.78m x 3.51m)

Bedroom 1 features a window overlooking the front garden and drive, fitted wardrobes, and a radiator, all finished to a high standard. It is also carpeted, making it a perfect place to enjoy a restful night's sleep.

Bedroom 2

10' 11" x 9' 7" (3.33m x 2.92m)

Bedroom 2 is a double room, overlooking a stunning garden and offering views that will make anyone envious. It features carpet, one radiator, and fitted mirrored wardrobes,

You'll be fighting over who wants this room.

Bedroom 3

17' 0" x 10' 1" (5.18m x 3.07m)

Bedroom 3 on the first floor is currently used as two rooms, featuring Velux windows, two radiators, and carpet, which offer a great deal of flexibility, ranging from a teenager's own little flat to a principal bedroom for adults, yet another room that people would be envious of. Additionally, it is possible to add an en-suite to make the property more amazing.

Bathroom

9' 4" x 5' 10" (2.84m x 1.78m)

Bathroom featuring a bath, free-standing thermostatic shower, basin, and toilet, also a towel radiator and a frosted window to the rear of the property.

Family Kitchen

17' 2" x 9' 9" (5.23m x 2.97m)

Modern convenience meets classic style. The kitchen is fitted with a fantastic 6-burner gas range oven, perfect for culinary creations. Integrated appliances (washer, dishwasher, fridge-freezer) provide a high-end feel. The room has space for a family dining table and has French doors that lead to the conservatory, blurring the lines between indoor and outdoor living. A clever boiler cupboard maximises space and functionality. and worktop space galore.

Conservatory

12' 1" x 9' 8" (3.68m x 2.95m)

Seamless indoor-outdoor living. French doors open from the property directly into this superb conservatory, which in turn provides easy access to the private garden and patio area, making it an ideal space for entertaining and relaxing.

Rear Garden

- A private sanctuary with views to die for. The landscaped garden and patio areas are a true highlight of this property. Designed for both relaxation and entertaining, they feature a tranquil cascading waterfall water feature, creating a serene and peaceful atmosphere.

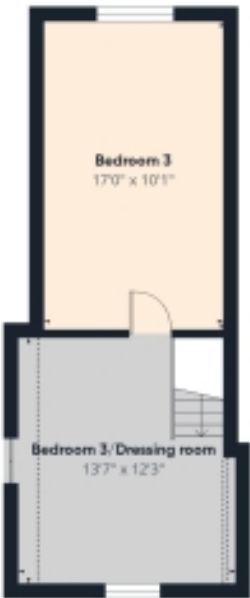
- Functionality meets beauty. With convenient access to the triple garage and separate workshop, the outdoor space is not only stunning but also incredibly practical. Step outside and be captivated by the breath-taking, panoramic views of the surrounding countryside, a backdrop that changes with every season.

- Your own slice of paradise. The meticulously maintained garden and

Floorplans



Floor 0 Building 1



Floor 1 Building 1

Approximate total area[®]
1342 ft²
Reduced headroom
16 ft²

(1) Excluding balconies and terraces

Reduced headroom
----- Below 5 ft

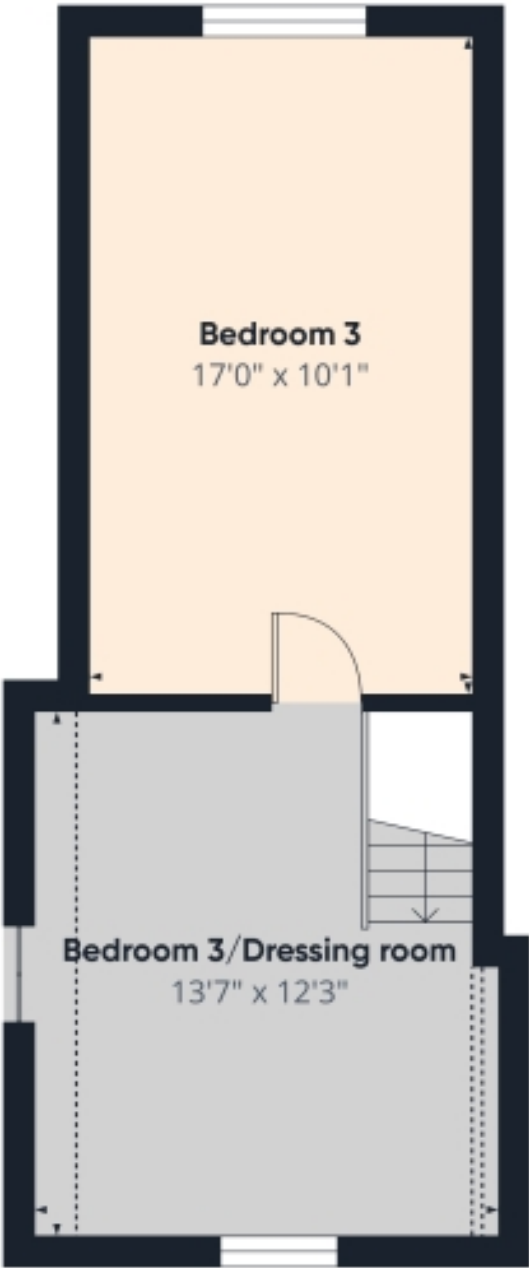
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GRAFFE360

Floorplans



Floorplans



Floor 1 Building 1

Approximate total area[®]
320 ft²
Reduced headroom
16 ft²

(1) Excluding balconies and terraces

Reduced headroom
----- Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		



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