



Brownhill Close, Cropwell Bishop

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This well-maintained Four bedroom detached house set in a quiet cul-de-sac in the heart of Cropwell Bishop. Featuring spacious accommodation, the property offers comfortable living with scope for personalisation. Conveniently located near village amenities and excellent transport links, it's ideal for those seeking a peaceful yet well-connected home.

FEATURES

- Detached Family Home in cul de sac
- Easy Maintenance Beautifully Landscaped Gardens
- Four Comfortable Bedrooms
- Enclosed Rear Garden
- Off Road Parking for a number of vehicles
- Walking Distance To Amenities
- Air conditioned Conservatory





ACCOMMODATION

The house is in very good condition throughout, having been cared for by its current owners, but also offers scope for buyers to personalise and further upgrades to suit their own taste and lifestyle.

Entrance Hall: A welcoming space with storage for coats and shoes, providing access to the principal rooms of the home, downstairs WC and a separate shower room.

Living Room: Generously sized and filled with natural light, with feature Gas fireplace perfect for relaxing or entertaining.

Dining Room: Generous room placed to the front of the house with views onto the driveway, accessed via glazed double doors via the Living room.

Kitchen: A well-appointed space featuring a range of units and integrated appliances, access to Utility.

Utility: Providing additional storage and space for Washing Machine and Dryer. Access to outside via back door.

Garage/Conversion: Access via Utility carefully thought out space currently utilises a workshop and spacious home office.

Conservatory: A large, air-conditioned conservatory to the rear, providing an excellent year-round living space, direct access to garden.

Bedroom One : Spacious double room with fitted storage and an ensuite which includes a bath with shower over, wash basin and WC, accessed via dressing area with fitted storage.

Bedroom Two : Another good-sized double bedroom, currently used as a guest room.

Bedroom Three: Ideal for use as a double bedroom, nursery, or home office.

Bedroom Four: Spacious double room with fitted wardrobes.

Family Bathroom: Fitted with a fitted storage, large walk in shower, washbasin, and WC.

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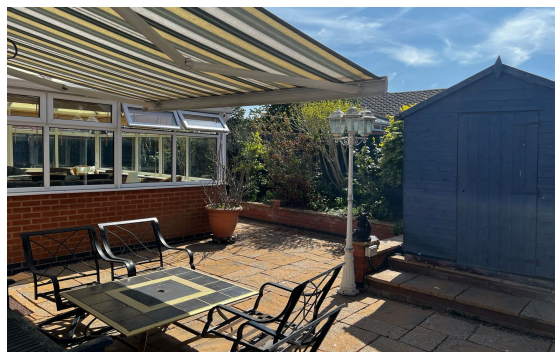
EXTERNAL

To the rear, the property benefits from a beautifully landscaped garden complete with a recently added motorised awning, providing shade and comfort during warmer months. There is also a well-maintained front garden and a driveway leading to a single garage, offering ample off-road parking.



Location

Cropwell Bishop is a vibrant and well-served village nestled in the Nottinghamshire countryside. Local amenities include a popular primary school, medical centre, village store, café, pub, and the award-winning Cropwell Bishop Creamery, renowned for its Stilton cheese. A regular bus service connects the village to surrounding areas. For commuters, the property offers excellent access to major road routes including the A46, A52, and A1, providing convenient links to Nottingham, Leicester, Newark, and Grantham. Bingham train station, just a short drive away, offers direct rail services to Nottingham and beyond.



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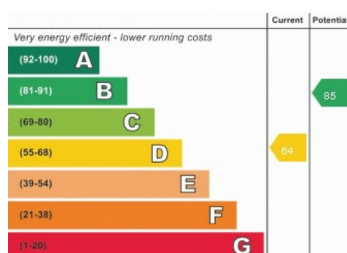
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Total area: approx. 184.5 sq. metres (1985.9 sq. feet)

EPC RATING



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