

# Emma Terry Homes

*moving made personal*



## Corner Cottage Main Street

Oxton, Southwell, NG25 0SA

Offers over £599,950





# Corner Cottage Main Street, Oxton, Southwell NG25 0SA

**\*\* Priced to Sell \*\***

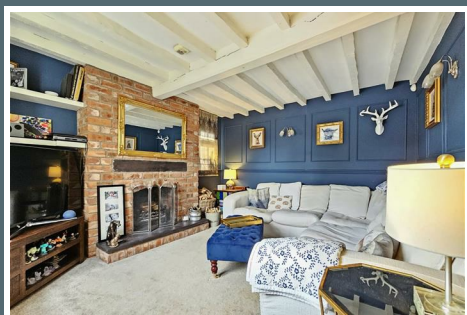
This delightful cottage located on Main Street, Oxton, presents a unique blend of traditional charm and modern convenience including full fibre broadband. With three/four spacious double bedrooms, this property is perfect for families or those seeking extra space for guests or a home office.

As you step inside, you will be greeted by the sweet original features that give this cottage its character, including exposed beams and period detailing that evoke a sense of warmth and history. The modern twist throughout the home ensures that it meets the needs of contemporary living, making it both stylish and functional.

The inviting living spaces are designed to be both comfortable and practical, providing an ideal setting for relaxation or entertaining.

The location on Main Street places you within easy reach of local amenities such as the wonderful local shop, schools, a beautiful meadow located within the centre of the village, two award winning pubs and the picturesque surroundings of Southwell, known for its rich heritage and vibrant community. This property is not just a house; it is a home that offers a wonderful lifestyle in a sought-after area.

In summary, this cottage on Main Street is a rare find, combining original features with modern updates, making it an excellent choice for those looking to settle in a charming village setting. Don't miss the opportunity to make this enchanting property your own.



## ENTRANCE HALL

Entrance door to the property, window to either side, doors through to snug and lounge and stairs to first floor.

## SNUG

11'5" x 12'5" (3.48 x 3.79)

Window to front, window to side, a central heating radiator and open real log fire.

## LOUNGE

11'6" x 12'5" (3.52 x 3.79)

Window to front, open real log fire, a central heating radiator and storage cupboards.

## DINING ROOM

14'1" x 6'6" (4.30 x 2.00)

Window to side, door through to utility room and access to understairs storage.

## KITCHEN

10'9" x 11'6" (3.30 x 3.53)

Window to rear, a variety of wall and base units, a mini island with extra storage, a 1 1/2 bowl kitchen sink, mixer tap with pull out spray and built in drainer, Smeg range cooker with Smeg chimney cooker hood, integrated dishwasher and an American style fridge/freezer.

## BOOT ROOM

11'5" x 6'5" (3.49 x 1.96)

Belfast sink unit with hot and cold tap, storage unit with space for washer and dryer, worktop space with wall units, a central heating radiator, door through to play room and side access to the property.

## PLAY ROOM/STUDY

10'11" x 7'2" (3.35 x 2.20)

A central heating radiator, a double glazed full length window to rear and door through to rear garden.

## LOUNGE/BEDROOM 4

10'3" x 12'10" (3.13 x 3.92)

Three Velux windows, bi-fold doors to side and a central heating radiator.

## ENSUITE

Shower cubicle, wash hand basin with hot and cold tap, high level W/C, a heated towel rail, double glazed obscure window to rear and Velux window.

## LANDING

Doors through to bedroom 1, 2, 3 and bathroom and double glazed window through to dressing room.

## BEDROOM 1

11'5" x 12'5" (3.48 x 3.79)

Window to front and access to loft space.

## ENSUITE

Wash hand basin with mixer waterfall tap, low level flush W/C, heated towel rail and separate shower cubicle with waterfall style showerhead.

## ENSUITE/DRESSING ROOM

A vertical central heating radiator, two Velux windows, double glazed window to landing, built-in wardrobes and freestanding traditional roll top bath with floor standing bath/shower mixer tap.

## BEDROOM 2

11'6" x 12'4" (3.52 x 3.77)

Built-in storage cupboard, window to front and a central heating radiator.

## BEDROOM 3

10'7" x 10'9" (3.23 x 3.28)

Window to rear and central heating radiator.

## BATHROOM

Enclosed toilet system, double wash hand basin with two separate mixer taps, freestanding bath with floor

standing waterfall bath/shower mixer, separate shower cubicle with waterfall and handheld showerhead, heated towel rail and two Velux windows.

## GARDEN ROOM/OFFICE

5'10" x 14'1" (1.80 x 4.30)

UPVC double glazed windows and UPVC double glazed sliding entrance door, air conditioning unit and a central heating system.

## FRONT

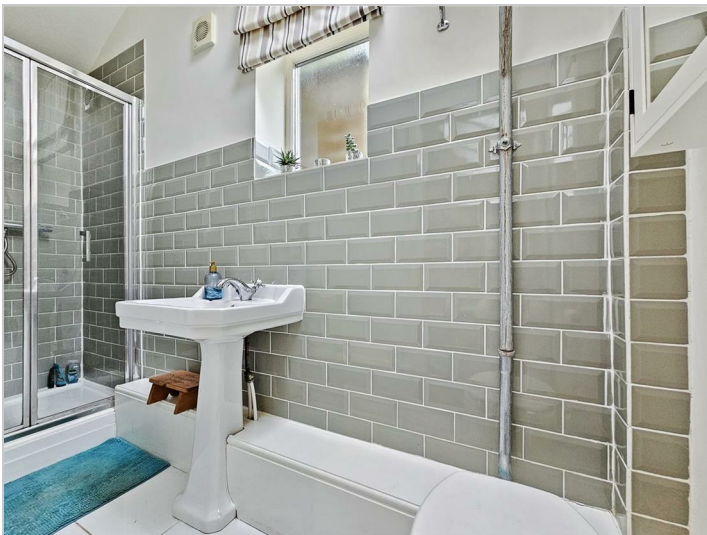
Double driveway, electric car charger, gated access to rear garden and to side access door.

## REAR

Fully enclosed by fences, gated access to front, outside power sockets, hot and cold taps, wooden bar area, patio area with steps to the lawn containing a variety of shrubs, trees and bushes including an apple tree.



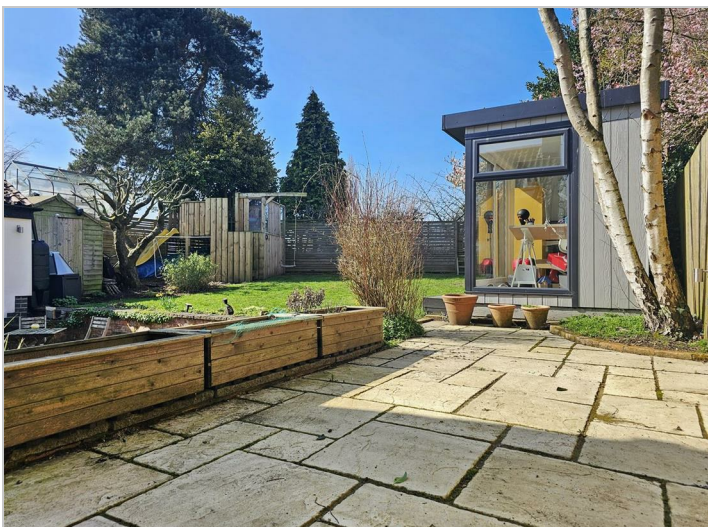
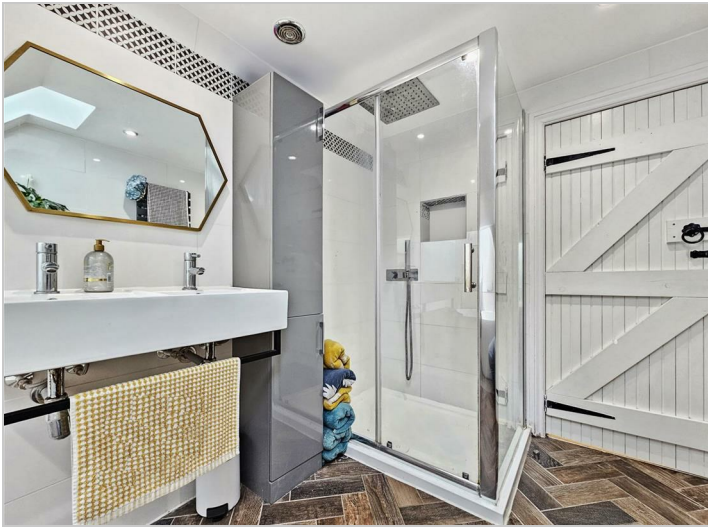














Road Map



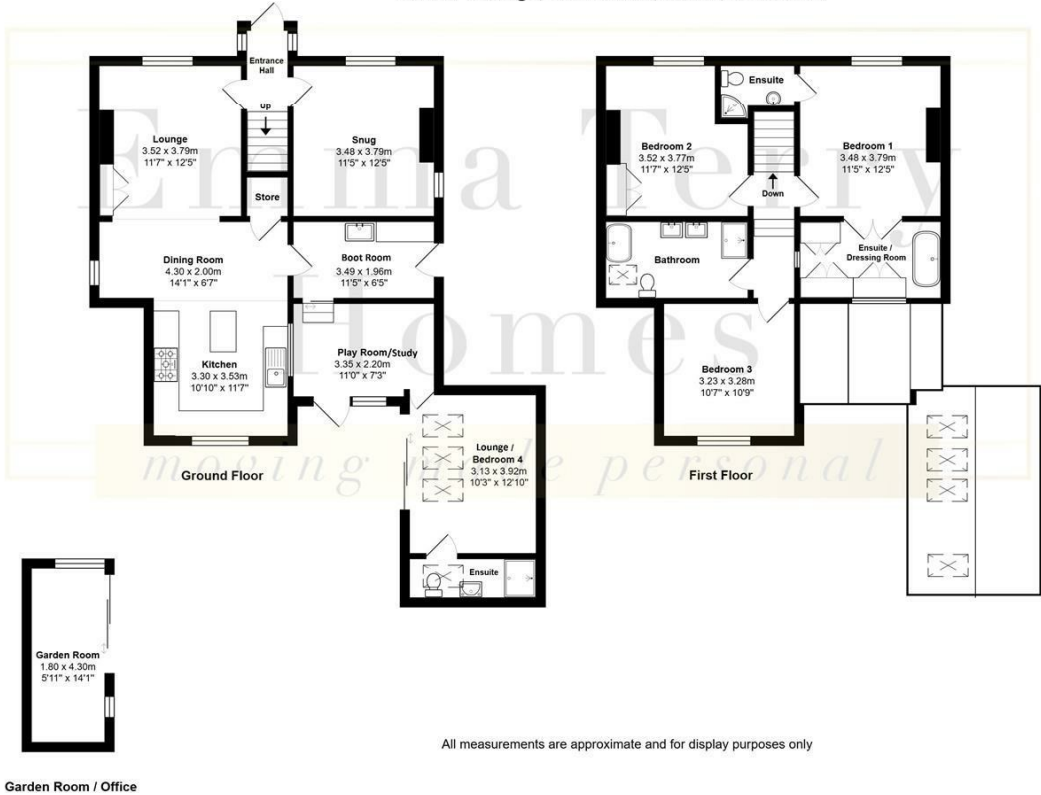
Hybrid Map



Terrain Map



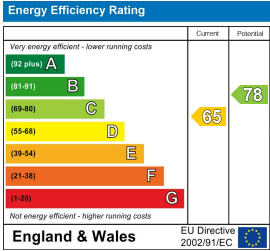
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Viewing

Please contact our Emma Terry Homes Office on 0115 966 57 41 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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