



Mahew Cottage, Sandy Lane

Oxton, Southwell, NG25 0SJ



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£229,500

This charming cottage is full of character and offered for sale with no upward chain, presenting a wonderful opportunity for those looking to add their own touch. With features such as exposed beams, an inglenook-style chimney breast and beamed ceilings, the property exudes traditional charm throughout. The ground floor includes a cosy living room and a separate kitchen, while the first floor offers two bedrooms and a shower room. Outside, there is a lawned garden providing a pleasant outdoor space along with a dedicated parking space. The property benefits from gas central heating and although it would benefit from some modernisation, it holds fantastic potential as a unique and welcoming home.



SERVICES

All mains services available. Gas central heating.

EPC RATING – e.

COUNCIL TAX BAND – C.

LOCAL AUTHORITY - Newark and Sherwood District Council.

TENURE - Freehold.

VIEWINGS - By prior appointment through Alasdair Morrison and Mundys.

LOCATION

Situated in the picturesque village of Oxton, surrounded by beautiful countryside, the location offers the perfect blend of rural charm and convenience. Oxton is approximately 5 miles from Southwell and 10 miles from Nottingham City Centre, and boasts a primary school; a village hall and traditional public houses.





ACCOMMODATION

ENTRANCE LOBBY

With under stair storage cupboard, beams to the ceiling and doors to the kitchen and living room.

KITCHEN

12' 2" x 11' 11" (3.71m x 3.63m) Fitted with wall and base units with a work surface and spaces for appliances, beams to the ceiling, tiled floor, radiator and a window to the front elevation.

LIVING ROOM

12' 1" x 11' 11" (3.68m x 3.63m) With windows to the front and to the rear elevations, radiator, beams to the ceiling, feature Inglenook style chimney breast and an enclosed staircase leading to the first floor.

LANDING

With built-in cupboard housing the wall mounted combination boiler, doors to the two bedrooms and bathroom and window to the front elevation.

BEDROOM ONE

12' 0" x 11' 11" (3.66m x 3.63m) With windows to the front and to the rear elevations and radiator.

BEDROOM TWO

12' 1" x 6' 11" (3.68m x 2.11m) With window to the rear elevation and radiator.

SHOWER ROOM

9' 3" (into recess) x 4' 8" (2.82m x 1.42m) Fitted with a three piece suite comprising a low level WC, pedestal wash hand basin and a mains fed shower, radiator, electric shaver point and window to the front elevation.

OUTSIDE

Gated access at the side with shared driveway leading to a parking space and a lawned garden.



WEBSITE
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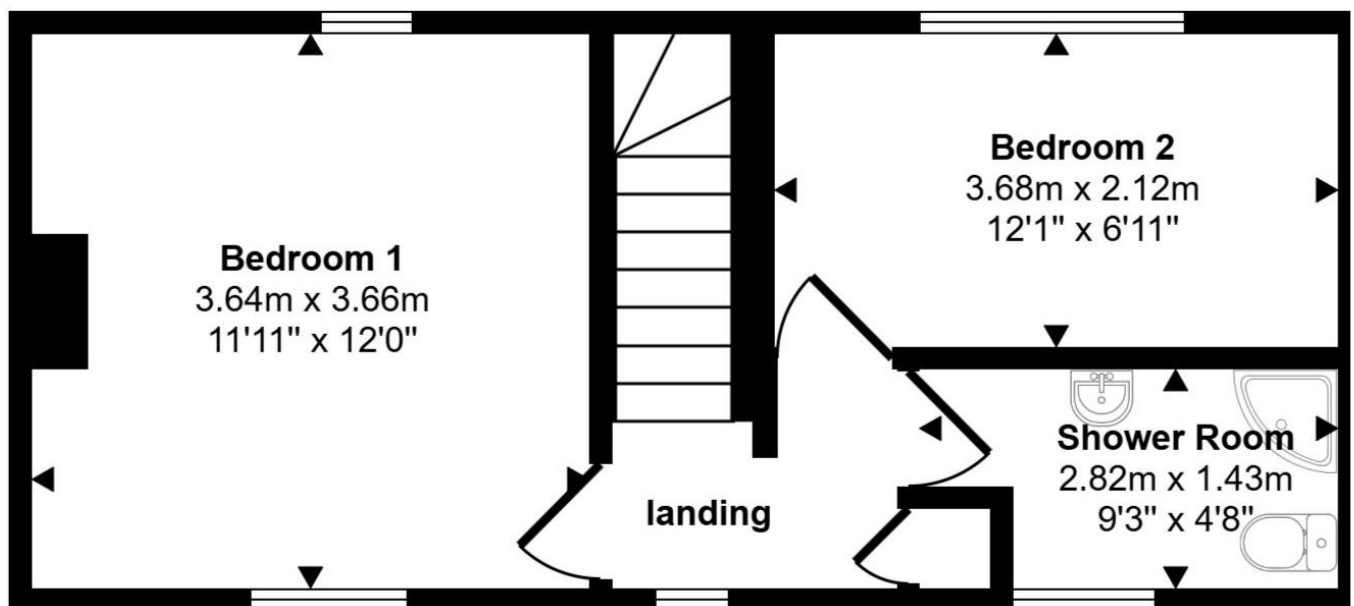
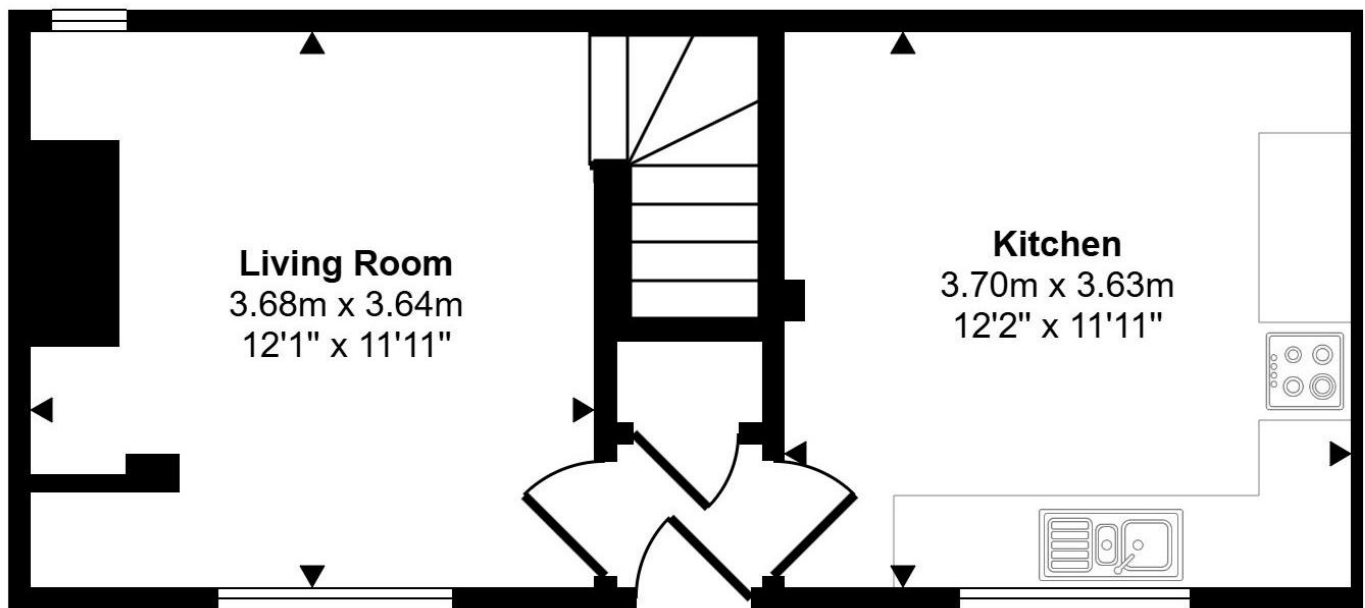
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We would be happy to put you in touch with our Financial Adviser who can help you to work out the cost of financing your purchase.

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2. All measurements are believed to be accurate but are given as a general guide and should be thoroughly checked.

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