

The Dumbles

Lambley
Nottingham
NG4 4QD

Asking Price Of £895,000



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0115 841 1155



- Impressive substantial detached home
- Superb village setting
- Convenient and sought after semi-rural location with stunning vista views
- Approx. two thirds of an acre plot
- Spanning two floors, five bedrooms
- Contemporary fitted bespoke kitchen with integrated appliances
- Four bath/shower rooms
- Entrance leading to versatile reception hall, lounge, utility
- Home office/gym
- Substantial garden/patio with barbecue area
- Double garage, driveway providing parking for several cars
- Internal area approx. 3,000 Sq ft
- EPC Rating D
- Viewing Recommended



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The Dumbles, Lambley, Nottingham , NG4 4QD

Key Features

FHP Living are delighted to present this stunning detached home located on a private, secluded lane in the charming village of Lambley. Set on approximately two thirds of an acre, this property offers a tranquil setting in a delightful village while being conveniently close to local amenities, beautiful scenic views, and nature. This impressive property boasts approximately 3,000 square feet of space and offers delightful views from the large, elevated garden and offers the sort of comfort and convenience that one would associate in a property of this calibre which must be viewed to be fully appreciated.

Spanning two floors and approached via a driveway providing parking for multiple cars. On entering the property you are greeted by a well presented and versatile reception hall affording access to the ground floor's accommodation which briefly comprises; three bedrooms, a gym/home office, shower room, utility area (housing plumbing for the washing machine and dryer and providing additional space for storage). A superb commodious family dining kitchen fitted with bi-fold doors, a range of quality units and appliances and complimentary island unit. Turning to the dining area there are expansive bi-folding doors creating a feeling of openness, light and space, flowing through to the outside terrace and lawned garden area to allow for the hosting of the perfect indoor or outdoor parties. Following on from the kitchen and living area, you will find a substantial lounge which benefits from a log burner enhancing the ambiance of the room.

The master bedroom greets you with an abundance of light by way of doors opening to the rear of the property offering lovely vista across the countryside. You simply can't help but be impressed by the layout with its walk in wardrobe and en-suite. The two remaining bedrooms are serviced by a luxurious family bathroom.

Ascending to the first floor, there are two further spacious bedrooms, along with a shower room and a landing providing a plethora of storage. Outside, the beautiful gardens are a true oasis of paved areas as well as a magnificent lawned garden to the rear, together with an array of bushes, shrubbery, beds, and mature trees incorporating a large patio with hot tub and barbecue area, perfect for entertaining. There is also a driveway providing parking for several cars.

Being situated in Lambley the property is within easy reach of the shopping facilities on "Mapperley Top", also within close proximity of healthcare and sports facilities including Nuffield Well-Being Centre, Gedling Country Park and Mapperley Golf Club. For a broader experience you are within easy reach of Nottingham City Centre. The property also offers ease of access to the region's commercial and retail centres. VIEWING ESSENTIAL!

Council Tax Band Rating - Gedling Borough Council - Band G
This information was obtained through the directgov website

These sales particulars have been prepared by FHP Living on the instruction of the vendor. Services, equipment and fittings mentioned in these particulars have NOT been tested, and as such, no warranties can be given. Prospective purchasers are advised to make their own enquiries regarding such matters. These sales particulars are produced in good faith and are not intended to form part of a contract. Whilst FHP Living have taken care in obtaining internal measurements, they should only be regarded as approximate.

Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.





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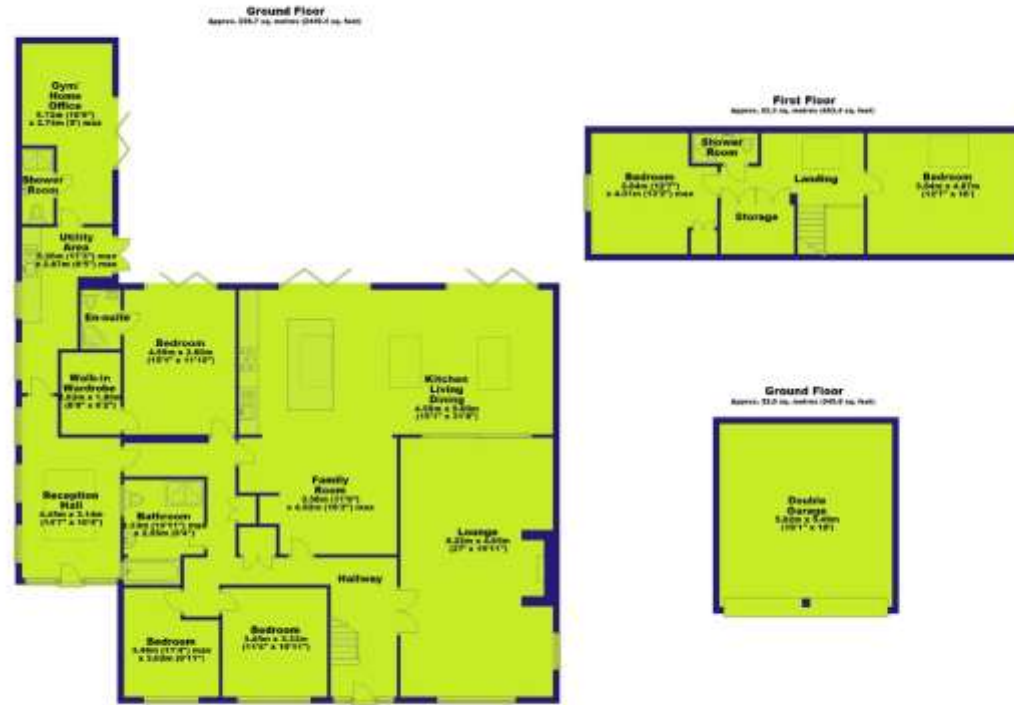


Video



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Total area: approx. 311.0 sq. metres (3347.7 sq. feet)



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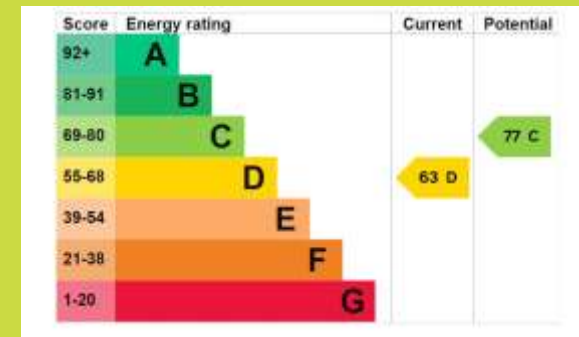


Interested in this home?

Contact the FHP Living Team on 0115 841 1155

23 Bridgford Road
West Bridgford
Nottingham
NG2 6AU

1 Weekday Cross
The Lace Market
Nottingham
NG1 2GB



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