

DISTINCTIVE
HOMES
by

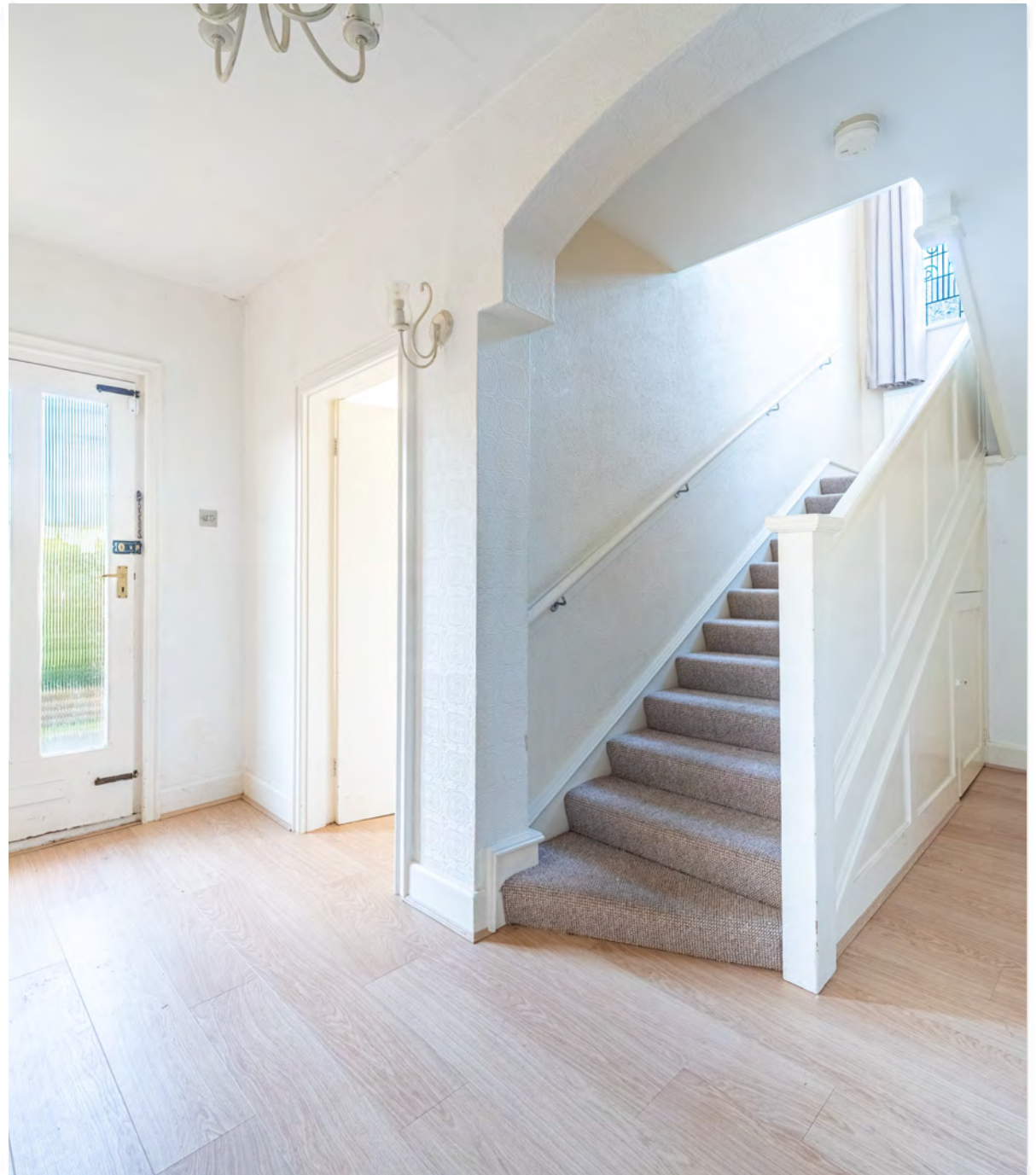


Parkside
Wollaton, NG8 1NN

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Wollaton, NG8 2NN

A most delightful and substantial detached house situated on one of Nottingham's most exclusive roads and backing onto Wollaton Park.





Situated in a highly desirable location backing directly onto Wollaton Park, this substantial and well-proportioned family home offers generous accommodation. There is potential for extending the house subject to the necessary planning consents.

The property is approached via a front garden and private driveway, providing off-road parking and access to the integral garage. Upon entering the house, you are welcomed into a spacious and practical entrance hallway. The lounge is a particularly impressive reception room, enjoying excellent natural light and ample space for both seating and relaxation. There is a separate dining room, and a good-sized kitchen/breakfast room with views over the rear garden. A utility room provides further practicality, while a ground floor shower room completes the downstairs accommodation. Upstairs, the first floor offers four well-proportioned bedrooms, family bathroom and separate WC.

Externally, the property truly excels. To the rear is a large, private garden backing directly onto Wollaton Park, offering a rare sense of openness and a beautiful green outlook—ideal for families, nature lovers, and those who enjoy outdoor living. The garden provides ample space for seating, entertaining, and recreation.





This is a rare opportunity to acquire a spacious family home in an exceptionally sought-after location, combining generous accommodation, excellent outdoor space, and immediate access to one of Nottingham's most prestigious parkland settings.

Living next to Wollaton Park offers a truly exceptional lifestyle, combining natural beauty with everyday convenience. As one of Nottingham's most iconic and historic green spaces, the park provides hundreds of acres of open parkland, woodland walks, lakes, and wildlife right on your doorstep—ideal for walking, running, cycling, dog owners, and families alike. The area is particularly well regarded for its peaceful surroundings, strong sense of community, and excellent local amenities, including highly regarded schools, shops, cafés, and easy access to the city centre, Queen's Medical Centre, and major transport links. Properties in this location are consistently in high demand, making it a wonderful place to live and offering a rare balance of countryside-style living with the convenience of city life.





Ground Floor

Approx. 100.3 sq. metres (1079.2 sq. feet)



First Floor

Approx. 67.3 sq. metres (724.6 sq. feet)



Total area: approx. 167.6 sq. metres (1803.7 sq. feet)



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Distinctive Homes by FHP Living

A collection of some of the best properties available in the most sought-after areas of Nottingham, and its surrounding suburbs and villages.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	58 D	79 C
39-54	E		
21-38	F		
1-20	G		

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Interested in this home?

Call the FHP Living Distinctive Homes Team



Jules Hunt
Mobile: 07917 460 033
jules@fhpliving.co.uk



Lee Matthews MNAEA
Mobile: 07917 576 255
lee@fhpliving.co.uk

T: 0115 841 1155

23 Bridgford Road
West Bridgford
Nottingham NG2 6AU

1 Weekday Cross
The Lace Market
Nottingham NG1 2GB