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East Vale House, Church Yard, Newton-On-Trent LN1 2WF



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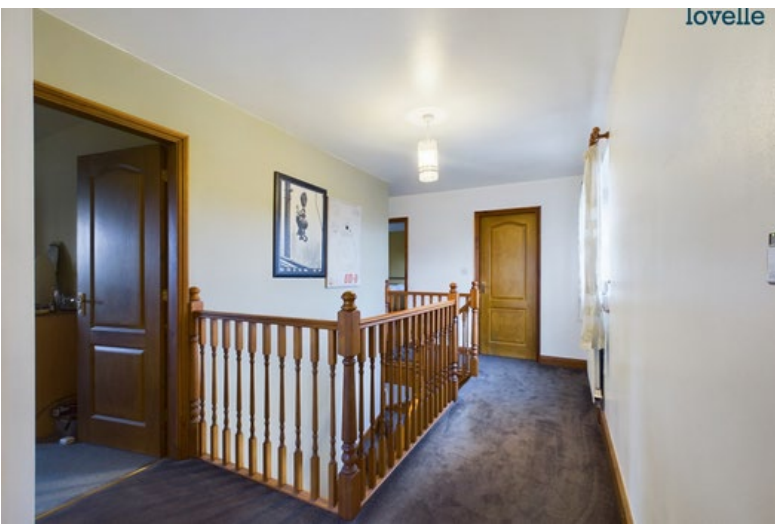
£450,000



Spacious 5-bed detached house in Newton-on-Trent village, with double garage, garden, and easy access to nearby amenities and transport links. *CLICK ON OUR INTERACTIVE VIRTUAL 360 TOUR*

Key Features

- Spacious 5-bed detached house in Newton-on-Trent village
- Features include a lounge with fireplace, study
- Two en suite shower rooms plus a family bathroom
- Double garage and gravelled driveway for ample parking
- Enclosed rear garden with views of the village Church
- Convenient access to Lincoln, Newark-on-Trent, Gainsborough, and A1 motorway
- EPC rating D
- Tenure: Freehold
- Council Tax Band : E





A rare opportunity presents itself to acquire this expansive 5-bedroom detached residence nestled in the heart of Newton-on-Trent village. Boasting ample living space, the property comprises a welcoming hall, a cozy lounge featuring a striking fireplace with a log burner, a formal dining room, a convenient study, a well-appointed fitted kitchen, a utility room, and a practical cloakroom/WC. Ascend to the first floor to find a spacious landing leading to five generously sized double bedrooms, two of which feature en suite shower rooms, along with a family bathroom. Additional amenities include a double garage, a gravelled driveway offering ample parking space, and a charming enclosed rear garden offering picturesque views of the village Church. Early viewing is highly recommended to fully appreciate the delights this property has to offer.

Location: Ideally situated in Newton-on-Trent village along the A57, this property enjoys convenient access to Lincoln City Centre, the Market Town of Newark-on-Trent, Gainsborough, and the A1 motorway. The village itself boasts local amenities including a primary school, a post office, and a church, ensuring a comfortable and convenient lifestyle for residents.

Agent Notes

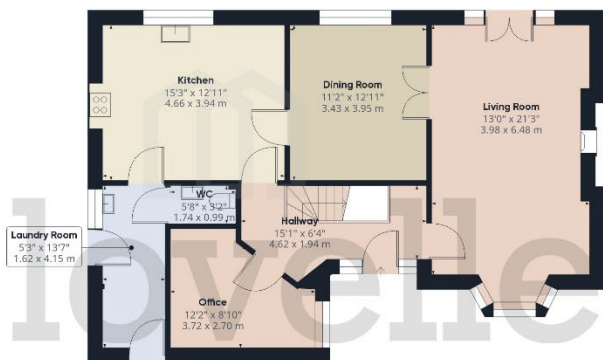
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Ground Floor



Floor 1

Approximate total area⁽¹⁾

1996.47 ft²
185.48 m²

Reduced headroom

90.86 ft²
8.44 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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