



Glebe Lodge, Loddington
Harrington Road, NN14 1JZ



Simpson & Partners

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About the Property

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Inside, the spacious accommodation begins with a large and welcoming central reception hall, which sets the tone for the rest of the home. The inviting dual-aspect lounge features an inglenook style fireplace complete with a working open fire, perfect for cosy evenings, while sliding doors open onto a large outdoor dining area, perfect for summer barbeques.

A dedicated dining room links via a serving hatch to the well-appointed kitchen/breakfast room, which has a spacious modern feel and a beautiful garden outlook. An adjacent utility room contains a sink, rear door and ladder access to a large loft, while a study off the central hall provides a dedicated home working space or an extra bedroom.

A second hall provides access to all four bedrooms. The sizeable main bedroom benefits from built-in wardrobes and is served by a four-piece bathroom suite featuring a sunken bath and a separate shower cubicle. The three other bedrooms are all well-proportioned doubles, and a family bathroom suite ensures convenience for the whole household.

Externally, the property is extremely unique. The wrap-around rear garden provides a wonderfully private and expansive outdoor space with stunning views over the Glebe Field at the centre of the village. To the front, there is off-road private driveway parking for many vehicles, with a double garage for cars, storage or hobby equipment.

This sale presents an extremely rare opportunity, with the property on the market for the first time since being built in 1973. This is an exceptional home in an enviable setting which is likely to attract significant interest. Viewings are highly recommended.

Offers In Excess Of £750,000



Entrance Hall:

Clakroom:

WC:

Kitchen/Breakfast Room:

Utility Room:

Lounge:

Dining Room:

Study/Bedroom 5:

Hallway:

Master Bedroom:

En-Suite Bathroom:

Bedroom 2:

Bedroom 3:

Bedroom 4:

Bathroom:

Double Garage:







0.45-acre plot - South West facing garden offering panoramic views over the picturesque Glebe field and local church.







Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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