



17 Cardinal Hinsley Close

Newark, NG24 4NQ



Offers Invited £240,000

[Book a Viewing](#)

Motivated Seller. Having recently undergone an extensive programme of stylish modernisation, this beautifully presented home is ready to move straight into and enjoy. The current owners have thoughtfully enhanced the property throughout, with improvements including complete internal and external redecoration, replacement flooring, front door and internal doors, a contemporary re-fitted kitchen and bathroom, a new consumer unit and landscaped gardens. The well proportioned accommodation comprises a bright and welcoming living room with patio doors opening onto the rear garden, creating a seamless connection between indoor and outdoor living. The modern kitchen/dining room is fitted with a range of integrated appliances, providing an ideal space for both everyday family life and entertaining. A convenient ground floor WC completes the downstairs accommodation. To the first floor, there are four bedrooms and a stylishly re-fitted family bathroom featuring a shower over the bath. Outside, the landscaped garden offers an attractive and low maintenance space to relax, dine and entertain. A superb opportunity to acquire a fully updated family home requiring no onward investment.





SERVICES

All mains services available. Gas central heating.

EPC RATING – D.

COUNCIL TAX BAND – C (Newark and Sherwood DC).

TENURE - Freehold.

VIEWINGS - By prior appointment through Alasdair Morrison and Mundys.

LOCATION

Newark-on-Trent is a historic Market Town located in Nottinghamshire, known for its charming blend of old and new. The town's rich history is evident in its impressive medieval castle, which offers stunning views of the surrounding countryside. Additionally, Newark boasts an array of cultural attractions, including the National Civil War Centre, which delves into the town's pivotal role in the English Civil War. Newark-on-Trent offers a range of amenities and facilities including a bustling market square, numerous shops, restaurants and cafes, parks, sports fields and a leisure centre. The town is also well-connected in terms of transportation, with easy access to major roads and a railway station that provides links to nearby cities.



ACCOMMODATION

ENTRANCE HALL

17' 4" x 5' 6" (5.3m x 1.7m) With uPVC double glazed door and window, LVT herringbone style flooring, radiator, stairs to the first floor and doors to WC, living room and to kitchen diner.

KITCHEN DINER

17' 4" x 9' 6" (5.3m x 2.9m) Recently re-fitted with the range of Shaker style wall and base units with a worksurface incorporating the sink unit with mixer tap. Cupboard housing the replacement gas central heating boiler. Fitted oven, ceramic hob and stainless steel extractor hood. Integrated fridge freezer and washing machine. Vertical radiator, LVT herringbone style flooring and uPVC double glazed window to the side elevation.

WC

Re-fitted with a two piece suite comprising a low level WC and wash hand basin within vanity unit. Radiator, tiled splashback and uPVC double glazed opaque window the front elevation.

LIVING ROOM

15' 5" x 9' 10" (4.7m x 3m) With uPVC double glazed window and French doors onto the garden, radiator and LVT herringbone style flooring.

LANDING

With uPVC double glazed window to the front elevation, radiator, access to loft, built-in storage cupboard, doors to the bedrooms and to the family bathroom.



BEDROOM ONE

13' 1" x 8' 6" (4m x 2.6m) With uPVC double glazed window to the side elevation and radiator.

BEDROOM TWO

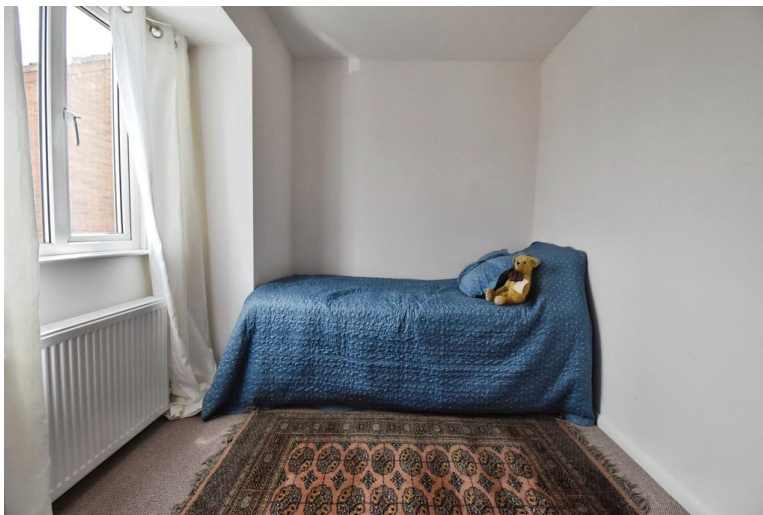
8' 2" x 9' 2" (2.5m x 2.8m) With uPVC double glazed window to the side elevation and radiator.

BEDROOM THREE

10' 2" x 6' 6" plus bay (3.1m x 2m) With uPVC double glazed bay window to the front elevation and radiator.

BEDROOM FOUR

8' 2" x 5' 6" (2.5m x 1.7m) With uPVC double glazed window to the front elevation and radiator.



BATHROOM

6' 2" x 5' 6" (1.9m x 1.7m) Re-fitted three piece suite comprising a panelled bath with a mains fed rain head shower over, low level WC and wash and basin set within a vanity unit. Radiator, splashboard splashbacks, extractor and a uPVC double glazed opaque window to the rear elevation.

OUTSIDE

Driveway, garage and gated side access leading to the enclosed garden with a sandstone paved patio and lawn with borders for plants and shrubs.





WEBSITE

Our detailed website shows all our available properties and also gives extensive information on all aspects of moving home, local area information and helpful information for buyers and sellers. This can be found at mundys.net

SELLING YOUR HOME – HOW TO GO ABOUT IT

We are happy to offer FREE advice on all aspects of moving home, including a valuation by one of our QUALIFIED/SPECIALIST VALUERS. Ring or call into one of our offices or visit our website for more details.

REFERRAL FEE INFORMATION – HOW WE MAY REFER YOU TO

Sills & Betteridge, Ringrose Law LLP, Burton & Co, Taylor Rose, Bridget McFarland, Dale & Co, Bird & Co and Gison Gray who will be able to provide information to you on the Conveyancing services they can offer. Should you decide to use these Conveyancing Services then we will receive a referral fee of up to £150 per sale and £150 per purchase from them.

CWH, Callum Lyman and J Water will be able to provide information and services they offer relating to Surveys. Should you decide to instruct them we will receive a referral fee of up to £125.

Clearings will be able to provide information and services they offer relating to removals. Should you decide to instruct them we will receive a referral fee of up to £125.

Mundys Financial Services who will be able to offer a range of financial service products. Should you decide to instruct Mundys Financial Services we will receive a commission from them of £250 and in addition, the individual member of staff who generated the lead will receive £50.

BUYING YOUR HOME

An Independent Survey gives peace of mind and could save you a great deal of money. For details, including RICS HomeBuyer Reports, call 01522 556088 and ask for Steven Spivey MR RICS.

GETTING A MORTGAGE

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.

NOTE

1. None of the services or equipment has been checked or tested.
2. All measurements are believed to be accurate but are given as a general guide and should be thoroughly checked.

GENERAL

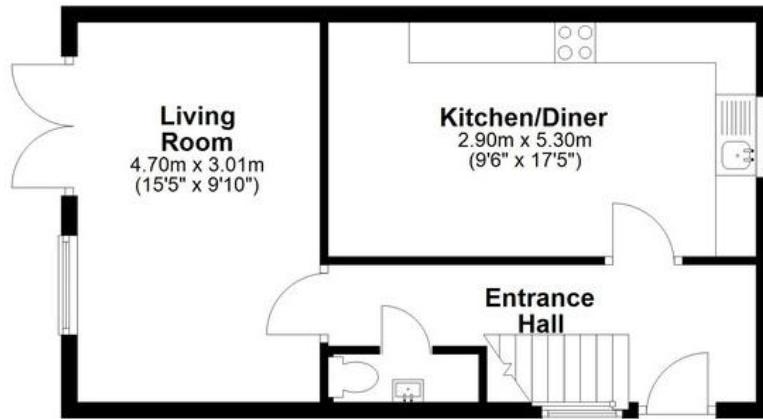
If you have any queries with regard to a purchase, please ask and we will be happy to assist. Mundys makes every effort to ensure these details are accurate, however they refer to the vendors (Lessors) for whom they act as Agents given the ethical:

1. The details are a general outline for guidance only and do not constitute any part of an offer or contract. No person in the employment of Mundys has any authority to make or give representation or warranty whatsoever in relation to this property.
2. All descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details should be verified by yourself on inspection, your own advisor or conveyancer, particularly on items stated herein as not verified.

Regulated by RICS. Mundys is the trading name of Mundys Property Services LLP registered in England NO. OC 353705. The partners are not Partners for the purposes of the Partnership Act 1890. Registered Office 29 Silver Street, Lincoln, LN2 1AS.

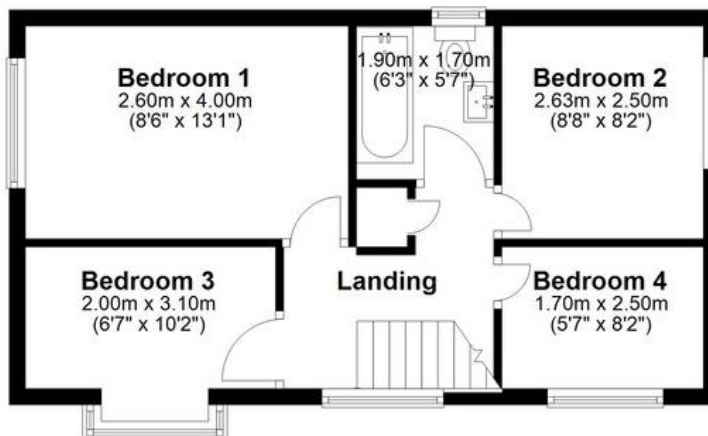
Ground Floor

Approx. 39.5 sq. metres (425.2 sq. feet)



First Floor

Approx. 38.4 sq. metres (413.8 sq. feet)



Total area: approx. 77.9 sq. metres (839.0 sq. feet)

17 Cardinal Hinsley Close, Newark

46 Middle Gate
Newark
NG24 1AL
newark@amorrison-mundys.net
01636 700888

22 King Street
Southwell
NG25 0EN
southwell@amorrison-mundys.net
01636 813971

29 Silver Street
Lincoln
LN2 1AS
info@mundys.net
01522 510044

22 Queen Steet
Market Rasen
LN8 3EH
info@mundys.net
01673 847487

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.