



**The Old Farmstead Old Main Road, Bulcote Nottingham NG14  
5HA**

**welcome to**

## **The Old Farmstead Old Main Road, Bulcote Nottingham**

Luxury 5 bedroom living in beautiful Bulcote, surrounded by cosy country pubs, luxury dining, rural walks, and village charm.

Call the office now for full details!

### **The Old Farmstead**

Welcome to The Old Farmstead at Bulcote — a beautifully restored Grade II Listed former model farm, rich in history and thoughtfully reimagined as a luxurious and stylish community. Surrounded by countryside views and offering easy access to local amenities, each home showcases stunning finishes while preserving the property's original charm and character.

### **Bulcote Village**

The perfect place to settle in — tucked away in peaceful countryside yet surrounded by a wealth of amenities. Just moments from the charming village of Burton Joyce, you'll find everything you need within easy reach. Whether you're in the mood for a cosy local pub, a scenic countryside walk, or luxury dining for a special occasion, it's all right on your doorstep.

### **Entrance**

Step into an impressive entrance hall, leading to a private lounge and a cloakroom/WC.

### **Lounge**

13' 10" x 11' 7" ( 4.22m x 3.53m )

A cosy informal lounge offers a warm and inviting space to relax and unwind with family. Perfectly positioned off the main hallway, it's ideal for quiet evenings, movie nights, or simply enjoying time together in comfort and style.

### **Wc**

WC and hand wash basin.

### **Open Plan Kitchen/Dining/Snug**

21' 8" x 14' 9" ( 6.60m x 4.50m )

A spectacular open-plan kitchen, dining, and family space forms the heart of the home, thoughtfully

designed for both everyday living and entertaining. At its centre is a premium German Hacker kitchen by Kitchen Craft, complete with top-of-the-line Neff appliances. The space is beautifully finished with Porcelanosa floor tiles, adding a touch of elegance and durability. A central roof lantern and two sets of bi-fold doors flood the area with natural light and create a seamless connection to the landscaped garden — all framed by breathtaking countryside views. A separate utility room and elegant downlighting complete this stylish and highly functional hub of the home.

### **Utility Room**

7' 7" x 5' 8" ( 2.31m x 1.73m )

With matching wall and base units, sink and drainer unit and access to the integral garage.

### **First Floor**

Spacious hallway leading to bedrooms and family bathroom

### **Bedroom Two**

13' 9" x 9' 4" ( 4.19m x 2.84m )

Spacious double bedroom.

### **Ensuite**

Three piece suite comprising of shower cubicle, low flush WC and hand wash basin. Porcelanosa floor tiles to all wet areas. Chrome heated towel rails. Shaver sockets. Dual shower heads for an indulgent spa-like experience

### **Bedroom Three**

13' 9" x 8' 9" ( 4.19m x 2.67m )

Spacious double bedroom

### **Bedroom Four**

10' 11" x 10' 3" ( 3.33m x 3.12m )



Spacious double bedroom

### **Bedroom Five/Study**

15' 8" x 6' 8" ( 4.78m x 2.03m )

Ideal as a home office, nursery or single bedroom.



### **Bathroom**

A beautifully appointed family bathroom completes the floor, designed with both style and practicality in mind. Porcelanosa floor tiles to all wet areas. Chrome heated towel rails. Shaver sockets. Dual shower heads for an indulgent spa-like experience

### **Second Floor Bedroom One**

16' 11" x 12' 8" ( 5.16m x 3.86m )

A private master suite crowns the home, offering a luxurious ensuite bathroom, a walk-in wardrobe area, and a Velux balcony window that fills the space with natural light — your own peaceful retreat at the top of the house. Open the balcony window and soak in uninterrupted views across the surrounding countryside, creating a perfect blend of comfort and serenity.



### **Ensuite**

Three piece suite comprising of shower cubicle, low flush WC and hand wash basin. Porcelanosa floor tiles to all wet areas. Chrome heated towel rails. Shaver sockets. Dual shower heads for an indulgent spa-like experience



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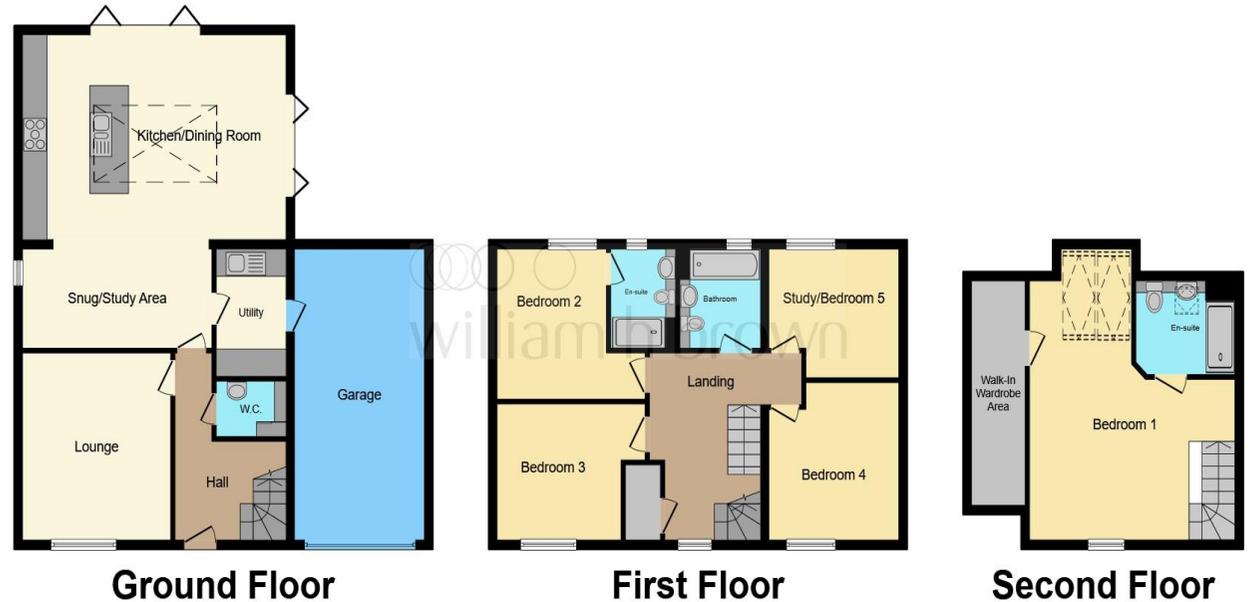


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## The Old Farmstead Old Main Road, Bulcote Nottingham

- The Barleycroft - Five Bedroom Detached Home
- Modern living, this home offers exceptional energy performance and smart convenience (predicted EPC rating - B)
- Perfectly positioned in the Bulcote conservation area, with breath taking rural views
- Offering generous living space, luxurious finishes, and a seamless connection between indoor and outdoor living
- Premium contemporary German Hacker Kitchen with integrated Neff appliances and Porcelanosa flooring

Tenure: Freehold EPC Rating: Exempt



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