



5 Chelsea Mews
UPPER SAXONDALE

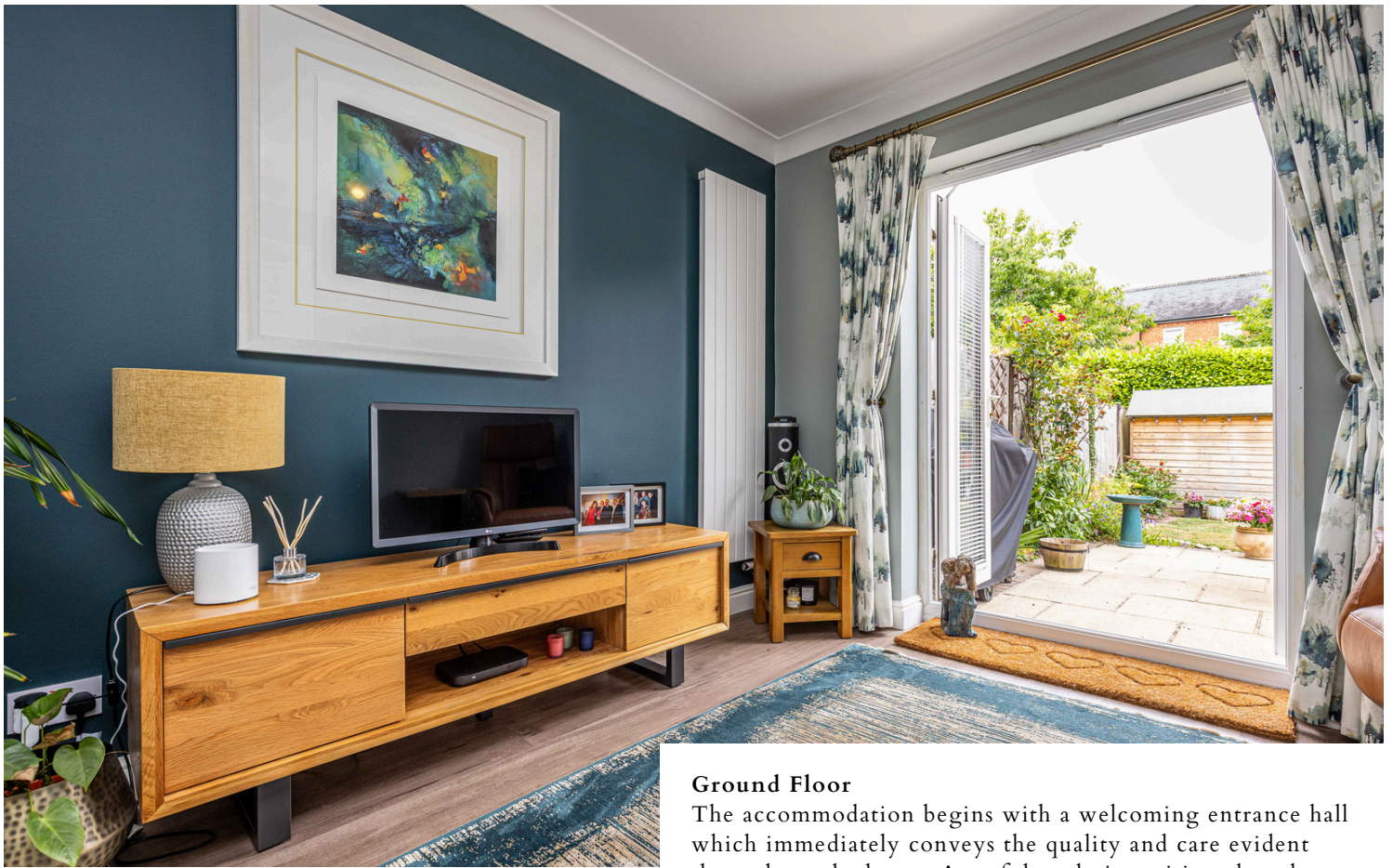
5 Chelsea Mews

UPPER SAXONDALE, NOTTINGHAM, NG12 2NT

Occupying an attractive position within the highly regarded Upper Saxondale development, this beautifully presented three-storey end townhouse combines elegant proportions with stylish contemporary finishes, creating a home perfectly suited to modern family living. Lovingly maintained and thoughtfully improved by the current owners, the property offers versatile accommodation with an excellent balance of reception space, generous bedrooms and flexible ground floor rooms ideal for home working, guests or multigenerational living.

In recent years the property has benefited from a comprehensive programme of improvements, most notably a beautifully appointed contemporary kitchen featuring quality integrated appliances including a fridge/freezer, Neff dishwasher, Bosch induction hob and Neff oven. The principal shower room has also been completely remodelled to a superb standard with luxurious underfloor heating, complementing the home's high level of presentation throughout. French doors and balconies maximise natural light and create a wonderful connection with the landscaped gardens, while the integral garage, private driveway and attractive setting within this sought-after development complete a truly impressive home.





Ground Floor

The accommodation begins with a welcoming entrance hall which immediately conveys the quality and care evident throughout the home. A useful study is positioned to the front, providing an excellent work-from-home environment away from the main living areas.

To the rear, a highly versatile reception room currently arranged as a sitting room enjoys French doors opening directly onto the rear garden, creating an inviting space for relaxing or entertaining. Equally suited as a third double bedroom, playroom or snug, it offers flexibility to suit changing lifestyles.

A beautifully fitted utility room provides an excellent range of storage cupboards, work surfaces, plumbing for laundry appliances and external access to the side of the property, while a conveniently positioned cloakroom serves the ground floor. Internal access is also provided to the integral garage, offering secure parking together with valuable storage or workshop space.





First Floor

The first floor is dedicated to the principal living accommodation where the generous sitting room enjoys an abundance of natural light from twin sets of French doors opening onto an attractive Juliet balcony overlooking the rear garden. Tastefully decorated in soft neutral tones, it provides an elegant and comfortable setting for both everyday living and entertaining.

The recently refitted kitchen has been thoughtfully designed in a timeless shaker style with an excellent range of contemporary cabinetry, complemented by sleek work surfaces and classic subway tiled splashbacks. A comprehensive range of quality integrated appliances includes a fridge/freezer, Neff dishwasher, Bosch induction hob and Neff oven, creating a kitchen that is both practical and beautifully appointed. The adjoining dining area enjoys French doors opening onto a balcony, offering the perfect place for morning coffee or evening dining whilst overlooking the attractive communal grounds.





Second Floor

Occupying the upper floor, the principal bedroom is a wonderfully spacious retreat featuring an extensive range of fitted wardrobes providing exceptional storage. Filled with natural light from twin windows.

The second double bedroom is equally well presented and offers generous accommodation for family members or guests and enjoys the benefit of an en suite shower room.

The family shower room has been recently replaced to an exceptional standard and finished with striking marble-effect porcelain tiling. Fitted with a contemporary walk-in shower, vanity wash basin and WC, it benefits from the added luxury of underfloor heating, creating a stylish and comfortable space for everyday use.





grounds & gardens

The property is approached via a private driveway leading to the integral garage, with attractive brick boundary walls and established planting creating an appealing first impression.

To the rear, the enclosed garden has been carefully landscaped to provide a wonderful extension of the living accommodation. A generous paved terrace offers the ideal setting for outdoor dining and entertaining, while the lawn is framed by mature shrubs, flowering borders and established hedging, creating a pleasant degree of privacy. A timber garden store provides practical external storage, and gated side access adds further convenience. A rear gate gives access to the Millennium Walk and community parkland.



local amenities

Upper Saxondale is surrounded by parkland and quiet country walks, whilst boasting three tennis courts, a tennis clubhouse and bowling area.

Further facilities can be found in the village of Radcliffe-on-Trent and the market town of Bingham, including a comprehensive range of amenities including schools at all grades, a wide range of local shops, various public houses, churches, health centers and regular bus and train services that provide access to Nottingham city center and Grantham. It is also ideally located for road links such as the M1 north via the A52 or Newark, Leicester and the M1 south via the A46 Fosse Way.



services

Mains water, drainage, gas and electricity are understood to be connected. The property has a gas central heating. None of the services or appliances have been tested by the agent.

fixtures & fittings

Every effort has been made to omit any fixtures belonging to the Vendor in the description of the property and the property is sold subject to the Vendor's right to the removal of, or payment for, as the case may be, any such fittings, etc. whether mentioned in these particulars or not.



finer details

Approximate Gross Internal Area = 135.7 sq m / 1461 sq ft
(Including Garage)



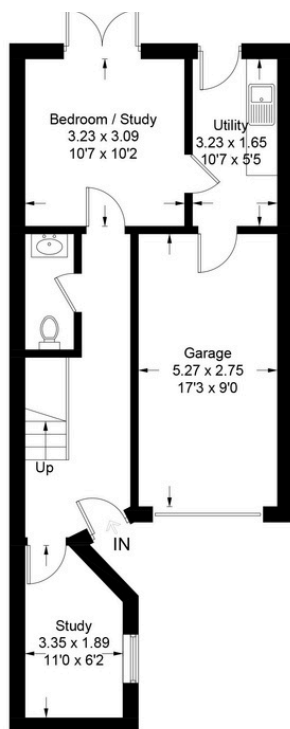
Local Authority:
Rushcliffe Borough
Council
Council Tax Band: E

Tenure: Freehold

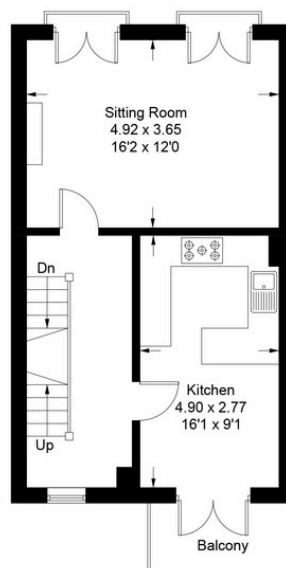
EPC rating: 66 | D
EPC potential: 81 | B

Possession: Vacant
possession upon
completion.

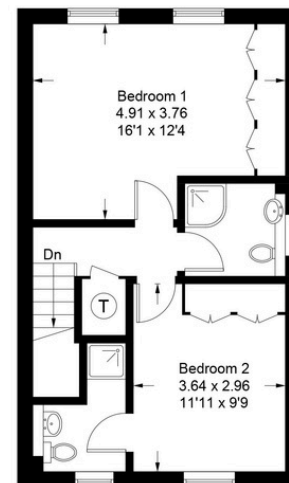
Plans: The site and
floor plans forming part
of these sale particulars
are for identification
purposes only. All
relevant details should
be legally checked as
appropriate.



Ground Floor



First Floor



Second Floor



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