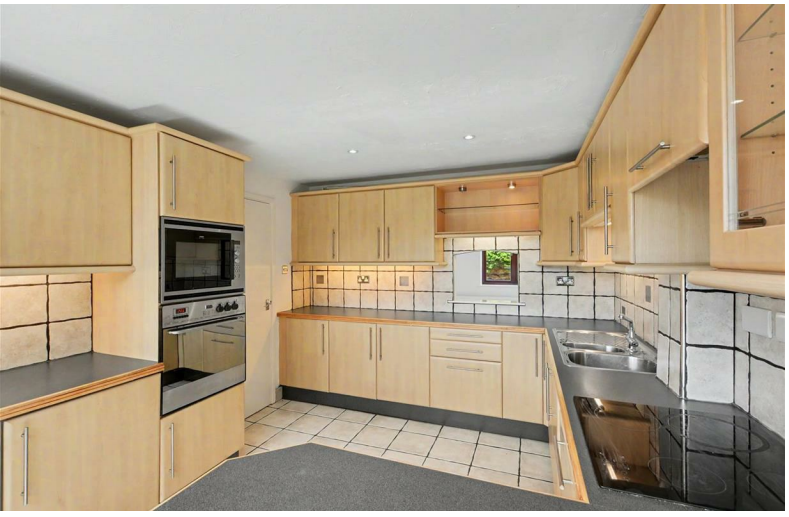
Robert Ellis

look no further...



Church Street
Lambley, Nottingham NG4 4QB

FOUR BEDROOM DETACHED FAMILY
HOME IN SCENIC LAMBLEY

Asking Price £475,000 Freehold

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Nestled in the highly sought-after village of Lambley, this beautifully presented four double bedroom detached home offers spacious and versatile accommodation arranged across three floors, enjoying stunning open views over rolling countryside to the rear.

Positioned along a shared driveway, the property also benefits from a generous double garage with sliding door access. Offered to the market vacant and chain free, the home has been recently redecorated throughout and fitted with brand new carpets, making it ready for immediate occupation.

Upon entering, you are welcomed into an entrance hallway with practical cloak and storage space, before stairs rise to the impressive main living accommodation. The first floor opens out onto a substantial lounge filled with natural light, complete with access to a front-facing balcony — the perfect spot for morning coffee or evening relaxation.

Also on this level is a useful utility area, downstairs WC with sink and additional storage, and a spacious dining area featuring twin sliding doors opening directly onto the rear garden, creating an excellent space for entertaining and family living. The well-appointed kitchen offers fitted white goods, ample storage, breakfast bar seating, and a convenient service hatch connecting through to the dining area.

To the second floor are four genuine double bedrooms, including an excellent master suite benefitting from extensive fitted wardrobes and a private en-suite shower room. The remaining bedrooms are all well-proportioned and served by a luxurious four-piece family bathroom featuring a jacuzzi bath.

Externally, the rear garden has been designed for ease of maintenance while fully embracing the spectacular countryside setting. Backing directly onto open fields, the property enjoys access to scenic walks and the nearby Bridle Path beyond the rear fence - ideal for walkers, cyclists, dog owners, and those seeking village living with a rural feel.

Lambley remains one of Nottinghamshire's most desirable villages, renowned for its picturesque countryside surroundings, charming community atmosphere, excellent walking routes, and traditional village character. The area is particularly popular for its scenic country pubs, nearby golf clubs, and excellent restaurants, whilst still offering exceptional convenience for commuters.

Regular bus services provide direct access into Nottingham City Centre in approximately 20 minutes, with Arnold and Mapperley reachable in around 10 minutes, offering a wide range of shopping, dining, and leisure amenities. The surrounding countryside, nearby golf courses, and abundance of walking trails make this an ideal location for families and professionals alike seeking the perfect balance between rural tranquillity and city accessibility.

A superb opportunity to acquire a spacious detached family home in an idyllic village setting with uninterrupted countryside views.

Entrance Hall
6'0" x 7'9" approx (1.83m x 2.37m approx)
UPVC double glazed door to the front, stairs to the first floor, radiator.

First Floor Landing
With views to the rear garden and doors to:

Lounge
15'8" x 15'1" approx (4.79m x 4.61m approx)
Two double glazed windows to the front, feature sliding doors to the side leading onto a balcony with a glazed frontage, two radiators.

Utility/w.c.
8'1" x 6'11" approx (2.47m x 2.11m approx)
With wall and base units, inset sink, wall mounted combi boiler, low flush w.c., radiator, ceramic tiled floor, double glazed window, ceiling spotlights.

Dining Room
17'0" x 10'2" approx (5.20m x 3.12m approx)
Sliding patio door, ceiling spotlights, wall lights, radiator, double glazed window and serving hatch through to the kitchen.

Kitchen
13'4" x 9'11" approx (4.08m x 3.04m approx)
Double glazed window to the front, ceramic tiled floor, wall and base units with work surfaces over, tiled splashbacks, inset stainless steel double sink and drainer, built-in oven and microwave, four ring hob and extractor over, integrated dishwasher.

Second Floor Landing
With doors to:

Bedroom 1
15'11" x 10'2" approx (4.87m x 3.10m approx)
Double glazed windows to the rear and side, radiator, built-in storage, door to:

En-Suite
5'10" x 6'10" approx (1.8m x 2.10m approx)
Four piece suite comprising of a low flush w.c., bidet, shower enclosure, wash hand basin, ceramic tiled walls and floor, radiator, ceiling spotlights.

Bedroom 2
8'0" x 12'1" approx (2.45m x 3.70m approx)
Double glazed window to the side overlooking the fields, radiator.

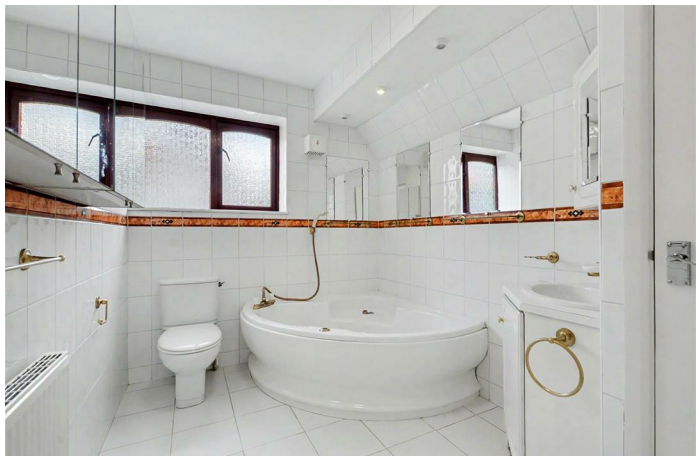
Bedroom 3
15'0" x 7'11" approx (4.58m x 2.43m approx)
Double glazed window to the rear, radiator.

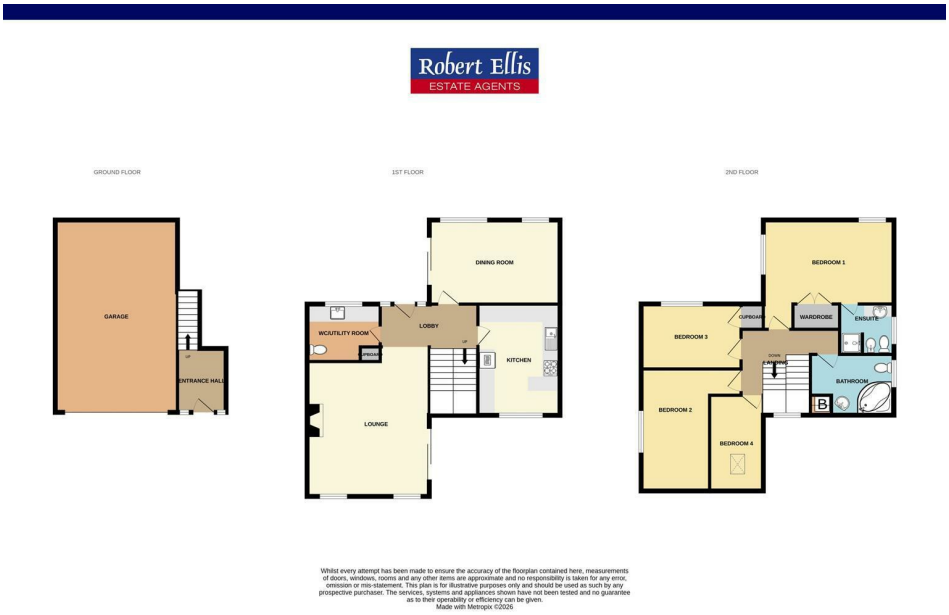
Bedroom 4/Office
6'9" x 11'5" approx (2.07m x 3.48m approx)
Velux window, new carpeted flooring, radiator.

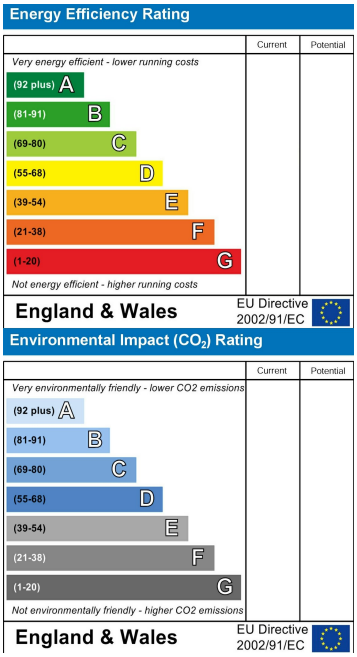
Bathroom
12'10" x 6'11" approx (3.93m x 2.11m approx)
Three piece suite comprising of a Jacuzzi bath with shower head over, low flush w.c., corner wash hand basin, ceramic tiled floor and walls, airing/storage cupboard housing the immersion tank, radiator, mirrored cupboards.

Outside
To the front of the property there is a double garage, brick wall to the front boundary. To the rear there are sandstone patio areas, raised beds and backing onto open fields.

Additional Information
Council Tax - Nottingham Council Band F
Electricity – Mains supply
Water – Mains supply
Heating – Gas central heating
Septic Tank – No
Broadband – BT, Sky, Virgin
Broadband Speed - Standard 7mbps Superfast 80mbps Ultrafast 1mbps
Phone Signal – EE, 02, Three, Vodafone
Sewage – Mains supply
Flood Risk – No flooding in the past 5 years
Flood Defenses – No
Non-Standard Construction – No
Any Legal Restrictions – No
Other Material Issues – No







These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested.

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