



London Road, Retford, DN22 7DT

Offers Over £450,000

An imposing FOUR BEDROOM detached period property, extensively restored and reconfigured under current ownership, whilst retaining ample original features dating back to the late 19th Century, when the now substantial family home traded as a bakery. Recent works include the property being largely replastered, a full rewire, a brand new boiler, and new windows and radiators throughout. Ideal for buyers seeking character and comfort, the significantly renovated ground floor living accommodation, enjoying high ceilings and further subtle traditional details, briefly comprises a porch, entrance hall, spacious dining room/ sitting room showcasing two refurbished fireplaces, lounge, contemporary breakfast kitchen, utility room providing plentiful storage, study/ original pantry, and a modern WC. To the first floor, a galleried landing seamlessly flows into a generous, dual aspect master bedroom, two further double bedrooms, fourth bedroom currently utilised as a home office, newly installed bathroom featuring a freestanding clawfoot roll-top bath, and a separate shower room. Outside, 81 London Road exhibits a sizeable, well-manicured garden, showcasing a sheltered, south easterly aspect entertaining area- enjoying sun throughout the day, children's play area, and a handy workshop. Accessed via an electric gate off Storcroft Road, resides a secure driveway catering for multiple vehicles, alongside two sheltered car ports, a detached oversized garage, and an additional single garage. Located on the highly regarded London Road in the Georgian market town of Retford, the conveniently placed property enjoys a wealth of everyday amenities, recreational facilities, boutiques, bars, restaurants, and excellent road and rail links in its locality. Bracken Lane Primary Academy and Thrumpton Lane Academy, both having most recently achieved a good Ofsted rating, are within easy reach on foot. For secondary education, Retford Oaks Academy, also having most recently achieved a good Ofsted rating, is just a short drive away.









- Imposing FOUR BEDROOM Detached Period Property Measuring Approximately 227 Sq M.
- Extensively Restored & Reconfigured Under Current Ownership
- Retaining Ample Original Features Dating Back to the Late 19th Century
- THREE RECEPTION ROOMS
- Sizeable, Well-Manicured Laid to Lawn Rear Garden, Sheltered Entertaining Area, & Children's Play Area
- Secure Driveway, Two Car Ports, & Two Garages Providing Plentiful Parking
- Located on the Highly Regarded London Road in Retford
- Close Proximity to Everyday Conveniences, Recreational Facilities, Boutiques, Bars, Restaurants, & Schools for All Age Groups

Council Tax band: D

Tenure: Freehold

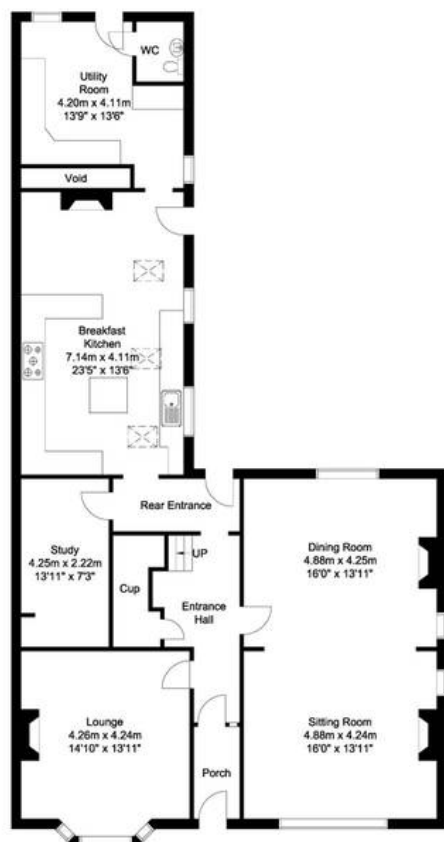
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

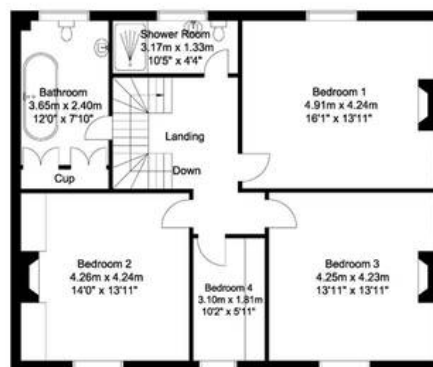




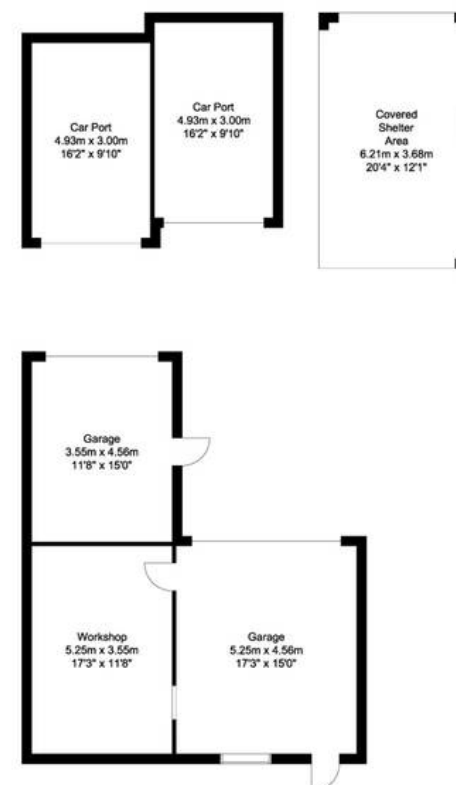
Ground Floor
137 sq m/1474.65 sq ft
Approx.



First Floor
90 sq m/968.75 sq ft
Approx.



Outbuildings
90 sq m/968.75 sq ft
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such.

No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan..

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