



Moor House Moor House Lane  
South Muskham, Newark, NG23 6DX

**Offers Over £750,000**

 5  2  3  D

# Moor House Moor House

South Muskham, Newark, NG23 6DX

\*\*\*THE ULTIMATE COUNTRY ESCAPE:  
TIMELESS CHARACTER MEETS LUXURY\*\*\*

Step into a world where time slows down and tranquillity reigns. Nestled down the private road of Moor House Lane, this enchanting, detached residence offers a rare blend of historic soul and elegance. Surrounded by a secluded, verdant paradise, this isn't just a home it's a sanctuary for the spirit. Imagine mornings bathed in soft light within the airy living kitchen diner, the aroma of freshly brewed coffee mingling with the promise of a new day.

One of the standout features of this residence is the extended open plan living kitchen diner, which creates a warm and welcoming atmosphere. This contemporary space is perfect for family gatherings and social occasions, allowing for seamless interaction while enjoying the picturesque rolling countryside views that surround the property. The large sliding corner patio doors bring the outdoors indoors to enjoy alfresco dining, summer BBQs or simply drink in the sounds of the wildlife.

## Versatile Spaces for Every Mood:

Beyond the open-plan heart, the home offers three distinct reception rooms, each with its own personality:

**The Lounge:** A sophisticated retreat designed for golden hour relaxation and cosy winter evenings.

**The Dining Reception Hall:** A grand space that breathes history, perfect for candlelit dinner parties and festive family traditions.

**The Snug/Office:** A peaceful "work-from-home" sanctuary or a tucked-away media room for the children.

**Practicality:** A spacious utility room complete with a dog shower, rear lobby, and downstairs WC.

## Restful & Refined Retreats:

With five bedrooms, every member of the family finds their own private escape. The master bedroom is a true parent's sanctuary complete with an ensuite. Wake up to panoramic views and step out onto your private balcony to watch the sunrise over the fields before starting your day. The family bathroom is a customary space serving the other bedrooms.





Outside, a verdant plot unfolds, a haven for both wildlife and the soul. Stroll through established gardens, where an array of trees whisper in the breeze and a woodland area invites exploration. There is plenty of space to cultivate your own bounty in a vegetable plot or simply unwind amidst the symphony of nature on the many dedicated seating areas or read a book in the summer house. The property is accessed via a private road and leads to an extensive driveway providing parking for many vehicles.

You can enjoy the rural life while retaining excellent connectivity. The A1, A46, and A52 are easily accessible, and Newark's fast East Coast Mainline service provides a swift 1 hour and 15-minute journey to London Kings Cross—making this the perfect tranquil retreat for the modern commuter.

Please note the seller purchased the orchard which is on a separate title deed which does have an overage. Please call the office for details

**Dining Reception Hall**  
15'5 x 15'5 (4.70m x 4.70m)

**Lounge**  
25'9 x 14'11 (7.85m x 4.55m)

**Office/Snug**  
12'0 x 19'2 (3.66m x 5.84m)

**Kitchen Dining Area**  
25'3 x 15'9 (7.70m x 4.80m)

**Living Area**  
15'2 x 11'11 (4.62m x 3.63m)

**Utility Room**  
12'2 x 9'4 (3.71m x 2.84m)

**WC**  
3'9 x 5'10 (1.14m x 1.78m)

**Landing**

**Bedroom One**  
12'1 x 18'6 (3.68m x 5.64m)

**Ensuite**  
5'2 x 11'11 (1.57m x 3.63m)

**Balcony**

**Bedroom Two**  
14'1 x 12'2 (4.29m x 3.71m)

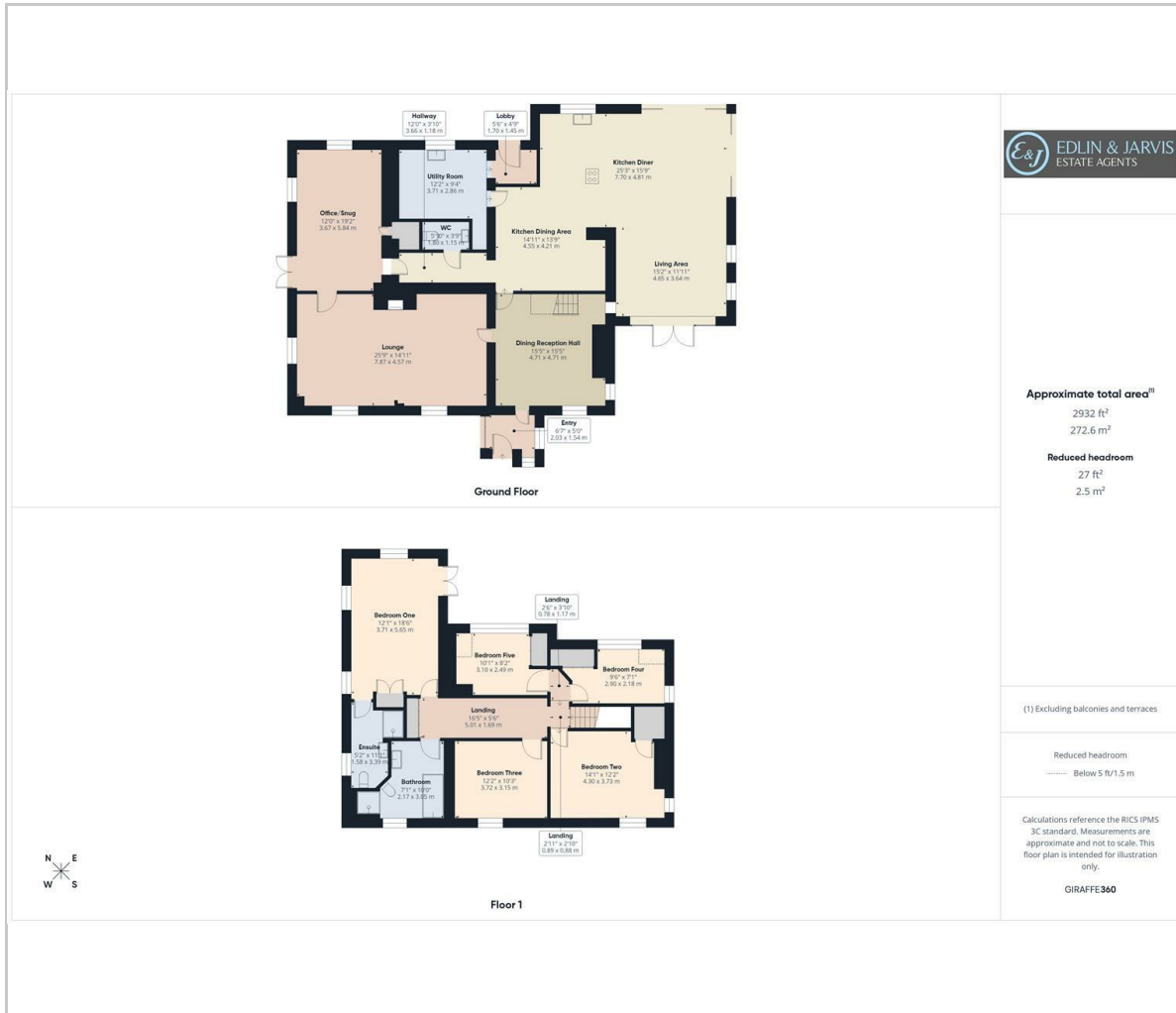
**Bedroom Three**  
12'2 x 10'3 (3.71m x 3.12m)

**Bedroom Four**  
10'1 x 8'2 (3.07m x 2.49m)

**Bedroom Five**  
9'6 x 7'1 (2.90m x 2.16m)

**Bathroom**  
10'0 x 7'1 (3.05m x 2.16m)

## Floor Plan



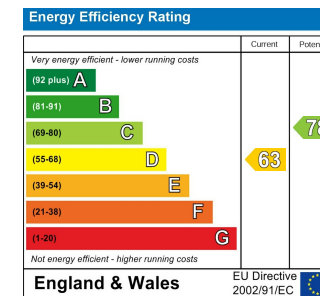
## Area Map



## Viewing

Please contact our Sales Office on 01636 555043 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

36 Middle Gate, Newark, NG24 1AL

Tel: 01636 555043 Email: [enquiries@edlinandjarvis.co.uk](mailto:enquiries@edlinandjarvis.co.uk) <https://www.edlinandjarvis.co.uk/>