

£110,000

Church View, Ollerton, Newark,

Welcome to BuckleyBrown, where every home is carefully presented, so you can explore with clarity and confidence.

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"What's not to love? It's a lovely two-bedroom flat that feels comfortable and homely as soon as you walk in, with a practical layout and a nice amount of space throughout. I can see it appealing to a real mix of buyers, whether that's someone looking for their first home, wanting to downsize, or even an investor."

- Courtney, Valuer



CONVENIENCE ON YOUR DOORSTEP

This two-bedroom first floor flat offers a blank canvas for buyers looking to create a home tailored to their own taste and style.

The neutral, unfurnished interiors provide a versatile starting point, with plenty of scope to personalise and make the space your own. Ideally suited to first-time buyers, downsizers or investors, the property presents an excellent opportunity to add your own touch.





THE FINER DETAILS

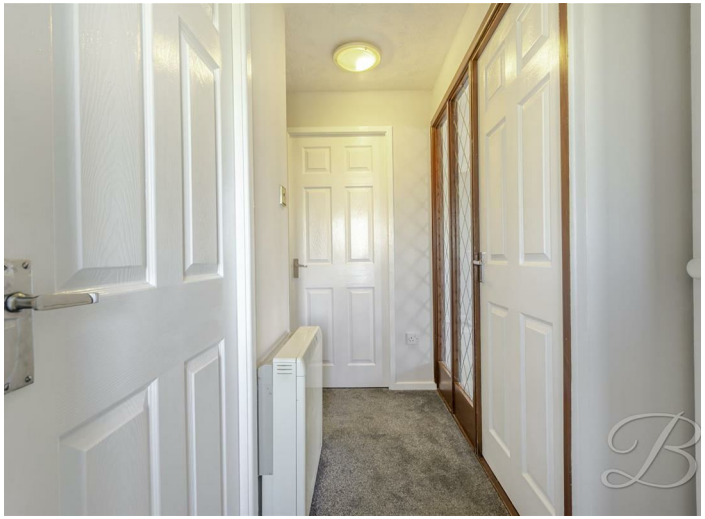
The property is accessed via stairs leading up to the flat, offering a modern, fully equipped kitchen with a range of fitted units and appliances, providing a practical and contemporary cooking space.

The kitchen flows seamlessly into a spacious reception lounge, creating an open and sociable living area with ample room for furniture, dining and relaxation. The layout offers a versatile space that can be arranged to suit a variety of lifestyles, whether for everyday living or entertaining guests.

The property further benefits from two well-proportioned bedrooms positioned to the front of the flat, both allowing natural light to flow through and creating bright, welcoming spaces. Each room offers flexibility for use as a main bedroom, guest room or home office, depending on individual requirements, making the accommodation suitable for a range of potential buyers.

To the front of the property, private parking is available, offering a valuable level of convenience for residents. This added benefit complements the practical layout of the flat and provides useful off-street parking.







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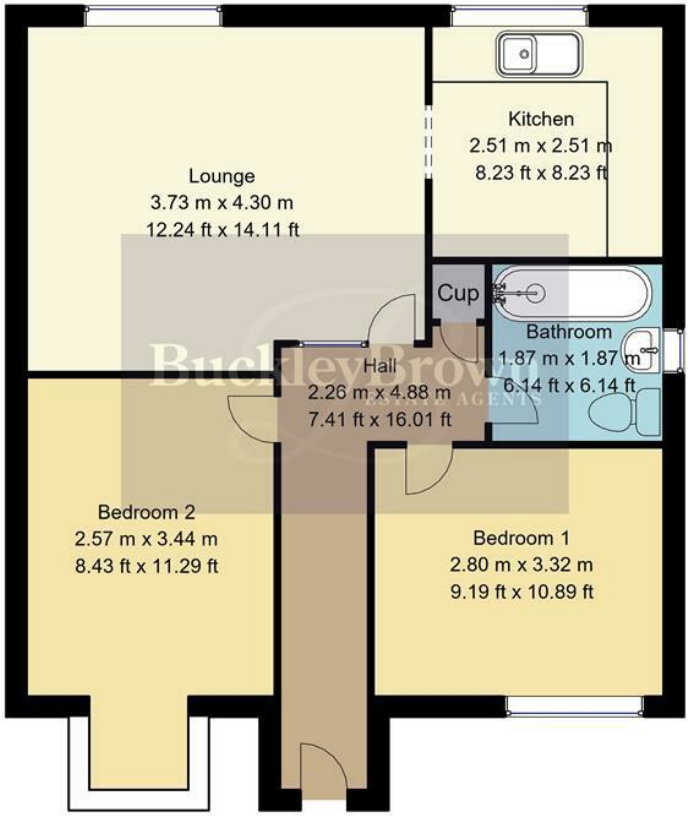
LIFE IN OLLERTON

Ollerton offers a welcoming community atmosphere, combining the convenience of everyday amenities with the charm of a traditional Nottinghamshire town.

Residents can enjoy a selection of local shops, supermarkets, cafés and eateries, alongside essential services and leisure facilities close at hand. The surrounding area provides a pleasant setting for day-to-day living, with nearby green spaces and countryside offering opportunities to enjoy the outdoors.

The town is well placed for access to the surrounding Nottinghamshire area, with road links connecting Ollerton to nearby towns and the wider region. The neighbouring village of Edwinstowe and the historic Sherwood Forest are within easy reach, providing opportunities for walks, cycling and exploring the local landscape. With a blend of local amenities, community spirit and access to nature, Ollerton offers a convenient and appealing setting for a variety of lifestyles.

Ground Floor
58 Sq.mt / 624.31 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 room 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 basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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Key Features

Two well proportioned bedrooms

Modern, fully equipped kitchen

Spacious open plan reception room/kitchen

Bright and versatile living accommodation

Private off street parking

Great for first time buyers or investors

Size approximately 624 sq.ft

EPC Rating D

Council tax band A

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01623 633633

mansfield@buckleybrown.co.uk

buckleybrown.co.uk

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