

EDLIN & JARVIS
ESTATE AGENTS

150 Marsh Lane

Farndon, Newark, NG24 4TG

Offers Over £500,000

4	3	2	C

150 Marsh Lane

Farndon, Newark, NG24 4TG

Set back behind electric gates in the sought-after riverside village of Farndon, this impressive four-bedroom family home on Marsh Lane combines generous, versatile living space with countryside views and effortless access to commuter routes.

Approached via a secure gated driveway offering ample off-road parking and leading to a double garage, the property immediately makes a strong first impression. Inside, a welcoming entrance hall sets the tone for a home thoughtfully designed around modern family life. The dual-aspect lounge is flooded with natural light and offers a comfortable space to unwind, while a separate dining room provides an ideal setting for family meals and formal entertaining. At the heart of the home sits a spacious breakfast kitchen, complemented by a practical utility room and a convenient downstairs WC. To the rear, a bright conservatory creates a seamless transition between indoors and out, offering year-round enjoyment of the garden and surrounding views.
Upstairs, an attractive galleried landing leads to four well-proportioned bedrooms, the master benefiting from built-in wardrobes to maximise storage and floor space. The master bedroom enjoys the added luxury of a newly fitted en-suite shower room, while the remaining bedrooms are served by a well-appointed family bathroom. Practical comforts are well catered for throughout, including gas central heating powered by a modern boiler installed in 2021.

Outside, the enclosed rear garden provides a private and tranquil retreat, predominantly laid to lawn and bordered by an established array of mature shrubs and trees. A dedicated seating area creates the perfect spot for alfresco dining and summer barbecues.

























Beyond the gates, Farndon offers an enviable village lifestyle along the banks of the River Trent. Residents enjoy scenic riverside walks, local boating at Farndon Marina, and a strong sense of community centred around the village green, Memorial Hall, and Farndon Community Club. Everyday conveniences are right on the doorstep, including a local convenience store on Marsh Lane, traditional village pubs, and waterside dining. Families are particularly well served by local schooling, with Farndon St Peter's Church of England Primary School situated in the heart of the village, and secondary options including Newark Academy alongside sought-after grammar and independent schools in nearby Grantham and Lincolnshire.

Despite its peaceful rural setting, the property is superbly connected. Regular local bus services run directly along Marsh Lane into Newark and Nottingham, while immediate access to the A46 and A1 makes commuting across the East Midlands straightforward. Nearby Newark Northgate station offers fast mainline rail links to London King's Cross in around 75 minutes, and Newark Castle station provides direct services to Nottingham, Lincoln, and Leicester—making this an exceptional home for families and commuters alike.

Entrance Hall

Lounge
11'1 x 22'3 (3.38m x 6.78m)

Dining Room
10'0 x 11'0 (3.05m x 3.35m)

Conservatory
10'10 x 12'10 (3.30m x 3.91m)

Breakfast Kitchen
11'1 x 19'11 (3.38m x 6.07m)

Utility Room
7'11 x 9'11 (2.41m x 3.02m)

WC
7'10 x 3'8 (2.39m x 1.12m)

Landing

Master Bedroom
11'0 x 20'0 (3.35m x 6.10m)

Ensuite
8'1 x 9'11 (2.46m x 3.02m)

Bedroom Two
11'1 x 10'11 (3.38m x 3.33m)

Bedroom Three
10'2 x 11'1 (3.10m x 3.38m)

Bedroom Four
7'9 x 8'9 (2.36m x 2.67m)

Bathroom
8'1 x 9'11 (2.46m x 3.02m)

Double Garage
16'5 x 16'8 (5.00m x 5.08m)

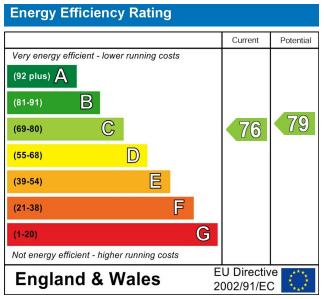
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

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

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 firms 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 https://www.edlinandjarvis.co.uk/