



**Hampton Lodge Grays Court, Farndon Newark NG24 3UD**



william  
h brown

**welcome to**

## **Hampton Lodge Grays Court, Farndon Newark**

This impressive executive detached family home offers spacious and highly versatile accommodation throughout and is located in the sought after village of Farndon. Briefly comprising of five bedrooms, five reception rooms, kitchen, triple garage, driveway and mature garden.





Outbuilding

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



### **Entrance Porch**

### **Entrance Hall**

### **WC/Cloakroom**

### **Study**

12' 2" x 8' 4" ( 3.71m x 2.54m )

### **Living Room**

23' 5" x 13' 1" ( 7.14m x 3.99m )

### **Dining Room**

12' 8" x 11' 5" ( 3.86m x 3.48m )

### **Kitchen**

18' 4" x 13' 4" including bay ( 5.59m x 4.06m including bay )

### **Utility Room**

5' 9" x 9' 4" ( 1.75m x 2.84m )

### **Garden Room**

16' 4" max x 35' 1" ( 4.98m max x 10.69m )

### **Family Room**

11' 3" x 18' 4" ( 3.43m x 5.59m )

### **Inner Hall**

### **First Floor Landing**

### **Master Bedroom**

14' 2" x 18' 3" ( 4.32m x 5.56m )

### **En-Suite**

### **Bedroom Two**

13' 2" x 9' 5" ( 4.01m x 2.87m )

### **En-Suite**

### **Bedroom Three**

13' 2" x 9' 2" ( 4.01m x 2.79m )

### **Bedroom Four**

12' 1" x 11' 11" ( 3.68m x 3.63m )

### **Family Bathroom**

### **Bedroom Five**

10' 5" x 11' 3" ( 3.17m x 3.43m )

### **Games Room**

27' 9" x 18' 5" ( 8.46m x 5.61m )

### **Outside**

### **Front Garden**

### **Rear Garden**

### **Garden Room**

12' 9" x 9' 8" ( 3.89m x 2.95m )

### **Triple Garage**

27' 9" x 18' 1" ( 8.46m x 5.51m )

### **Farndon**

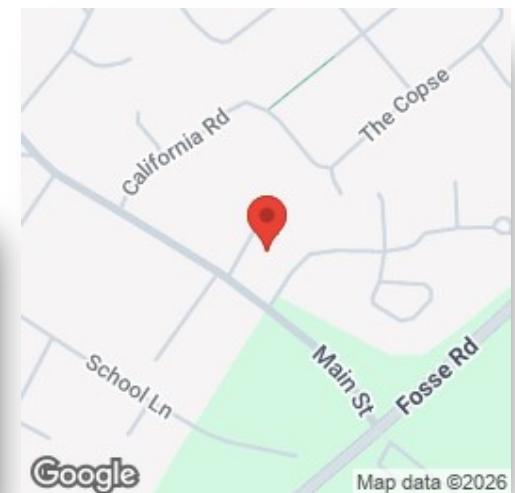
welcome to

## Hampton Lodge Grays Court, Farndon Newark

- EXECUTIVE BUILT DETACHED FAMILY HOME
- FIVE BEDROOMS
- FOUR RECEPTION ROOMS & BEAUTIFUL GARDEN ROOM
- KITCHEN, UTILITY ROOM & WC/CLOAKROOM
- TWO EN-SUITE BATHROOMS & FAMILY BATHROOM

Tenure: Freehold EPC Rating: C

Council Tax Band: G



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Property Ref:  
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