



Leverton Road, Retford, DN22 0DR

Offers in Region of **£900,000**

Introducing Willow Lodge, a secluded FIVE DOUBLE BEDROOM detached family home, occupying an elevated hillside position with panoramic countryside views. Offering an exceptional blend of space, comfort, and versatility, the capacious ground floor living accommodation briefly comprises a conservatory, inviting entrance hall, ample lounge, breakfast kitchen, utility room, shower room, generous lounge diner, two en suite bedrooms, and an additional bedroom/ home office. To the first floor reside two further spacious bedrooms, also benefitting from en suite facilities. Accessed via secure automatic gates, the private grounds measuring approximately 0.69 acres are equally impressive. An extensive, sweeping driveway equipped with an EV charging point and a detached triple garage offer plentiful parking, whilst beautifully manicured, wrap around gardens provide a peaceful oasis, perfect for al fresco dining, or simply relaxing with a book. Amid rolling hills on the edge of Retford, this energy efficient home lends itself to a family seeking a country life. Enjoying miles of walking and cycling routes on its doorstep, Willow Lodge also boasts close proximity to Retford town centre, renowned for offering a wealth of everyday amenities, leisure facilities, restaurants, bars, and schools for all age groups. Carr Hill Primary & Nursery School, having most recently achieved a good Ofsted rating, is just a brief drive away. For secondary education, Retford Oaks Academy is easily accessible via school bus. Viewings are highly recommended to fully appreciate the peaceful retreat with uninterrupted countryside views being offered for sale.









- Secluded FIVE DOUBLE BEDROOM Detached Family Home
- Occupying an Elevated Hillside Position with Panoramic Countryside Views
- Air Source Heat Pump Heating System & Solar Panels
- Air Conditioning to All Reception Rooms & Four Bedrooms- Ensuring Year-Round Comfort
- Four Bedrooms Boasting En Suite Facilities
- Beautifully Manicured Gardens Measuring Approximately 0.69 Acres
- Extensive Driveway with EV Charging Point, & Detached Triple Garage
- Amid Rolling Hills on the Edge of Retford
- Close Proximity to Retford's Wealth of Everyday Conveniences, Leisure Facilities, Restaurants, Bars, & Schools for All Age Groups
- Excellent Road & Rail Links

Council Tax band: E

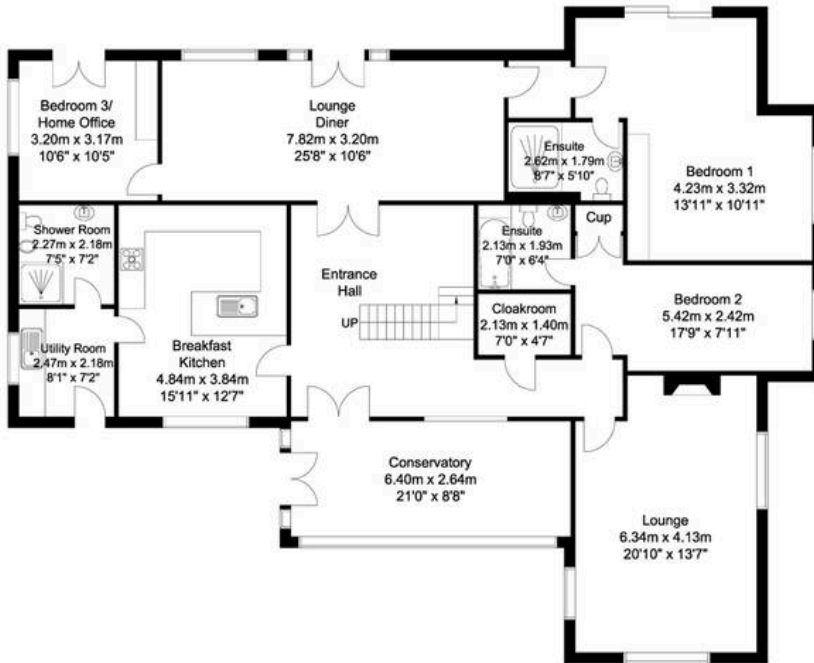
Tenure: Freehold

EPC Energy Efficiency Rating: B

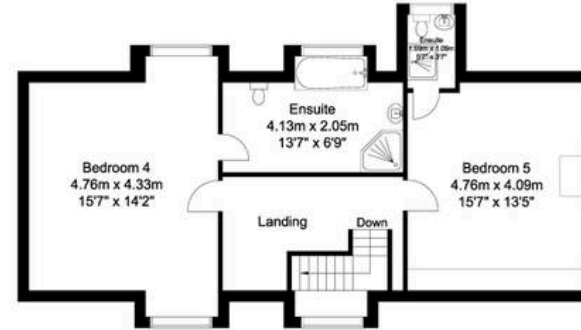




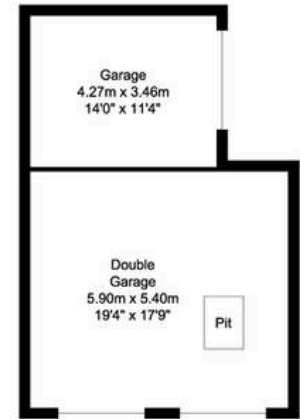
Ground Floor
189 sq m/2034.37 sq ft
Approx.



First Floor
66 sq m/710.41sq ft
Approx.



Outbuilding
47 sq m/505.90 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..