



EDLIN & JARVIS  
ESTATE AGENTS



9 Oakfield Road  
Fernwood, Newark, NG24 3FT

£450,000





## 9 Oakfield Road

Fernwood, Newark, NG24 3FT

\*\*\* THE ULTIMATE FAMILY SANCTUARY IN FERNWOOD \*\*\*

Nestled at the private head of a quiet cul-de-sac, this elegant four-bedroom detached residence on Oakfield Road is more than just a house—it's a forever home. Designed with modern family life in mind, it perfectly balances grand social spaces with quiet, private retreats.

### A Layout That Lives with You

The heart of this home is the open-plan living kitchen and diner. Whether you're prepping a gourmet Sunday roast or supervising homework over coffee, this light-filled "hub" is where memories are made.

For more formal occasions or focused work, the property offers three versatile reception rooms:

- The Lounge: A sophisticated space for evening relaxation.
- The Dining Room: Perfect for hosting dinner parties and festive celebrations.
- The Snug/Office: An ideal "work-from-home" sanctuary or a cosy media room for the kids.

### Restful & Refined Bedrooms

Space is never an issue here, with four generous double bedrooms ensuring everyone has their own sanctuary.

- The Master Suite: A true parent's retreat featuring a dedicated dressing area and a sleek, modern ensuite.
- Guest Luxury: The second bedroom also boasts its own ensuite, making it perfect for older children or visiting family.
- The Family Bathroom: A contemporary space serving the remaining bedrooms with ease.

**Practicality Meets Prestige:** A welcoming entrance hall, utility room, and downstairs WC keep the "engine room" of the home running smoothly.

### The Great Outdoors (With a Secret Perk)

The rear garden has been thoughtfully landscaped into two distinct zones: a chic paved terrace for alfresco dining and summer BBQs, and a lush lawn where children can play safely. **The Standout Feature:** Beyond the garden gate lies an expansive neighborhood green space, offering a picturesque backdrop and an extended playground right on your doorstep.







**Entrance Hall**  
7'9 x 16'1 (2.36m x 4.90m)

**Lounge**  
11'9 x 16'11 (3.58m x 5.16m)

**Snug/Office**  
11'8 x 6'11 (3.56m x 2.11m)

**Dining Room**  
13'5 x 9'1 (4.09m x 2.77m)

**Living Dining Area**  
8'10 x 17'4 (2.69m x 5.28m)

**Kitchen Area**  
11'6 x 9'3 (3.51m x 2.82m)

**Utility Room**  
7'7 x 5'3 (2.31m x 1.60m)

**WC**  
3'2 x 5'2 (0.97m x 1.57m)

**Landing**

**Bedroom One**  
11'11 x 13'9 (3.63m x 4.19m)

**Dressing Area**  
4'9 x 10'5 (1.45m x 3.18m)

**Ensuite**  
5'10 x 7'1 (1.78m x 2.16m)

**Bedroom Two**  
13'0 x 10'2 (3.96m x 3.10m)

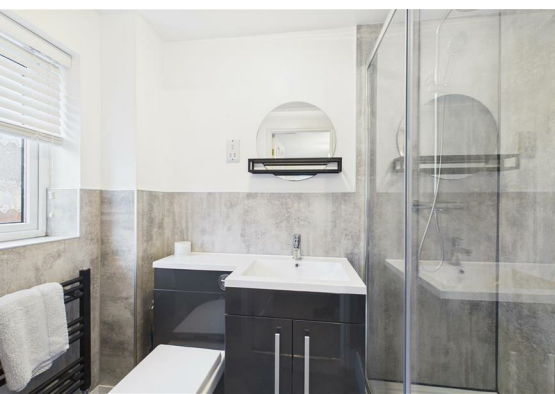
**Ensuite**  
7'7 x 3'11 (2.31m x 1.19m)

**Bedroom Three**  
11'11 x 9'10 (3.63m x 3.00m)

**Bedroom Four**  
9'9 x 9'10 (2.97m x 3.00m)

**Bathroom**  
7'9 x 7'2 (2.36m x 2.18m)

**Double Garage**





Floor Plan



Viewing

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

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Area Map



Energy Efficiency Graph

