



ELITE HOMES

Consultative Estate Agents with Integrity



Greenbank, Priory Road, Thurgarton, Nottinghamshire  
NG14 7GW



## KEY FEATURES

- Striking contemporary five-bedroom detached home offering over 3,300 sq ft of beautifully presented accommodation
- Set within approximately 0.9 acres of established, private landscaped grounds, approached via electric wrought iron gates and large sweeping driveway
- Located within a conservation village, enjoying stunning countryside surroundings
- Flexible and generous layout, ideal for family or multi-generational living, with bedrooms and bathrooms on both ground and upper floors
- Impressive open-plan living spaces, including split-level sitting, dining and sun lounge with vaulted ceilings and garden views
- Stylish contemporary breakfast kitchen with Neff integrated appliances, multi fuel burning stove, vaulted ceiling and walk-in pantry/laundry
- Ground floor bedrooms and study/bedroom five, complemented by modern family bathroom, and 2 separate WC's
- Exceptional principal bedroom suite with dressing room, luxury en suite, and private terraces with panoramic views
- Beautifully maintained and thoughtfully extended, blending contemporary design with warmth, character and privacy

Extensive driveway parking with tandem garaging, complemented by beautifully landscaped and private gardens

## OVERVIEW

Greenbank is a striking contemporary five-bedroom detached residence, offering over 3,300 sq ft of beautifully presented accommodation, set within an established and private plot of approximately 0.9 acres.

Occupying a position within one of the Trent Valley's most sought-after Conservation villages, the property has been lovingly and meticulously maintained, benefitting from ongoing design refinement and thoughtful extensions to create the impressive contemporary home seen today.

The accommodation is both generous and highly flexible, ideally suited to a growing family or multi-generational living. Bedrooms and bathrooms are provided on the ground floor, complemented by an impressive principal bedroom suite on the first/second floor. Private terraces extend from the upper levels, enjoying breathtaking views across the surrounding countryside.

The setting of Greenbank is truly exceptional. The property is approached through electrically operated wrought iron gates, opening onto a long sweeping driveway, with beautifully landscaped grounds forming a stunning and private backdrop to this delightful family home.

## SERVICES

Mains gas, water and drainage are connected. Oil-fired central heating circulating to radiators. Electric smart meter installed. Metered water supply.

Mains alarm and security system with 4 external cameras.

**COUNCIL TAX BAND G** (Newark & Sherwood District Council)

## LOCATION

Thurgarton is a highly regarded village set within the Trent Valley, positioned midway between Southwell and Lowdham, and between the regional centres of Nottingham and Newark-on-Trent. The village offers many of the hallmarks of traditional village life, including a cricket pitch within the grounds of Thurgarton Priory, St Peter's Church, excellent countryside walks and the popular Red Lion public house.

There is direct road and rail access along the Trent Valley into Nottingham city centre, together with bus collection points for Nottingham High Schools.

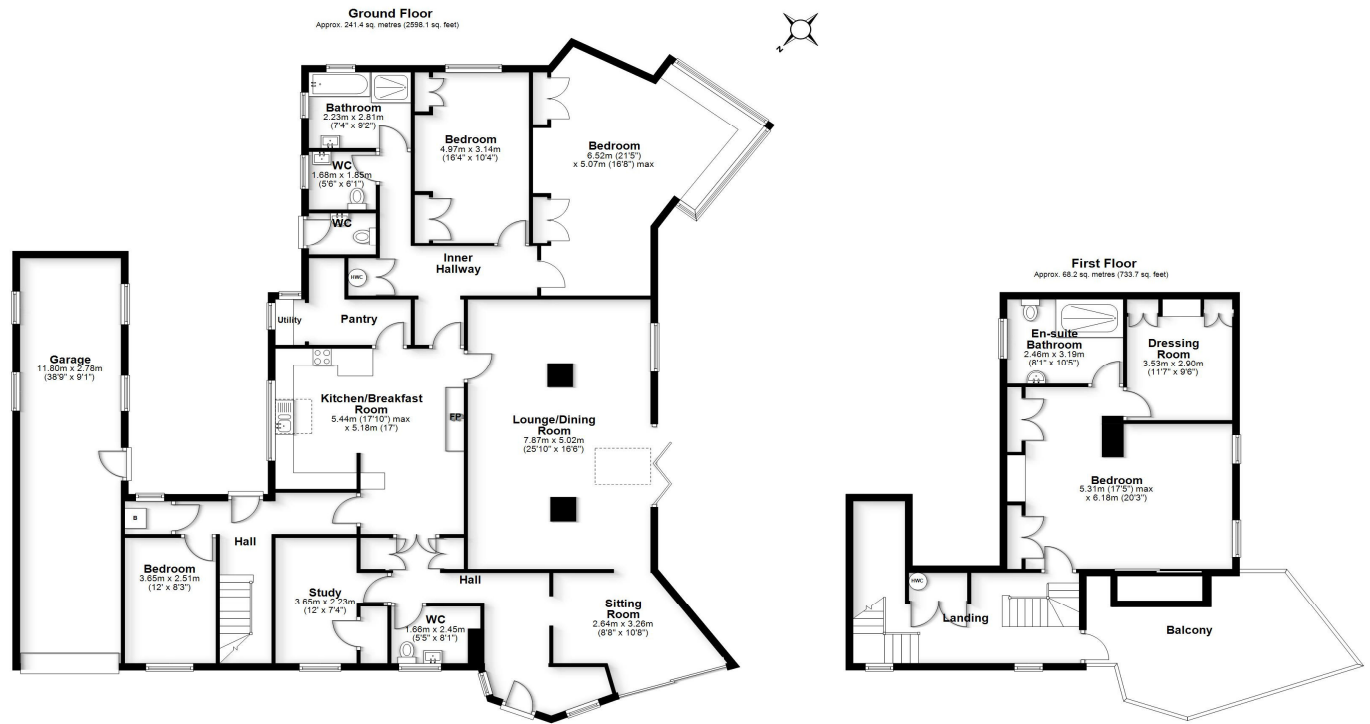
The nearby Minster town of Southwell provides a wider range of retail amenities, professional services, leisure facilities and highly regarded schooling across all age ranges. Junior schooling is available in the neighbouring village of Bleasby.

The market town of Newark-on-Trent offers a more extensive range of amenities, restaurants and leisure facilities, including a sports centre and marina. Newark provides direct access to the A1 and a fast rail link to London King's Cross, with journey times of approximately 80–85 minutes. Bottom of Form









Total area: approx. 309.5 sq. metres (3331.8 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

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