Jon Brambles
ESTATE AGENTS

Central Drive, Elston NG23 5NT



GUIDE PRICE £180,000 to £190,000. A spacious and well presented three bedroom semi detached property situated in a tucked away position in this popular village location. In addition to the three bedrooms, there is a lounge, kitchen/diner, utility room, family bathroom and separate WC. The property has off street parking and gardens to the front and rear. Double glazing and **AIR SOURCE HEATING** are installed. **Available for purchase with No Chain.**

Guide Price £180,000 to £190,000

Jon Brambles
ESTATE AGENTS

sales@jonbrambles.com
01636 613513
9-10 Paxtons Court, Newark, Nottinghamshire NG24 1DH














HARRY







Situation and Amenities

Elston is a favoured rural village with a thriving community and amenities including a pub, community centre, shop and church. The village also has a highly regarded primary school. Elston is situated just to the south of the market town of Newark which has an excellent range of services and amenities. There is a direct line rail connection to London Kings Cross from Newark train station which takes from a little over an hour.

Accommodation

Upon entering the front door, this leads into:

Entrance Hallway

The entrance hallway has an opaque window to the front elevation, the staircase leading to the first floor, and doors into the lounge and kitchen/diner. There is also a radiator and a ceiling light point.

Lounge *15' 3" x 10' 6" (4.65m x 3.21m)*

A spacious dual aspect reception room having large windows to the front and rear elevations. The focal point of the lounge is the fireplace with electric flame effect fire. The room also has two ceiling light points and two radiators.

Kitchen/Diner *14' 2" x 9' 6" (4.31m x 2.89m)*

This excellent sized kitchen/diner is also dual aspect windows to both side and rear elevations. The kitchen area is fitted with a good range of wall and base units, with roll top work surfaces and tiled splash backs. There is a stainless steel sink, space for a free standing cooker and a vertical fridge/freezer, and further spaces and plumbing for both a washing machine and dishwasher. The room has vinyl flooring, a ceiling light point and an extractor fan. A door leads into the utility room.

Utility Room *7' 11" x 7' 5" (2.41m x 2.26m)*

The utility room has a window to the side elevation and a door leading out to the garden. The room has a large storage cupboard, vinyl flooring, a ceiling light point and a radiator.

First Floor Landing

The staircase rises from the entrance hallway to the first floor landing which has doors into the three bedrooms, the separate WC and the bathroom. The landing has a cupboard housing the water heater, a ceiling light point and a radiator. Access to the loft space is obtained from here.

Bedroom One *11' 9" x 10' 2" (3.59m x 3.10m) (at widest points)*

An excellent sized double bedroom with a window to the front elevation, a walk-in wardrobe, a ceiling light point and a radiator.

Bedroom Two *11' 0" x 9' 7" (3.35m x 2.91m)*

A further good sized double bedroom having dual aspect windows to the front and side elevations. The bedroom has a radiator and a ceiling light point.

Bedroom Three *8' 1" x 8' 0" (2.47m x 2.43m)*

A very good sized third bedroom, with a window overlooking the rear garden, a wardrobe recess, a ceiling light point and a radiator.

Bathroom *5' 9" x 5' 7" (1.74m x 1.69m)*

The bathroom has an opaque window to the rear elevation and is fitted with a suite comprising a bath and a wash hand basin. The room has vinyl flooring, a radiator, an extractor fan and a ceiling light point.

Separate WC

This room has an opaque window to the rear elevation and is fitted with a WC. The room has vinyl flooring, an extractor fan, a ceiling light point and a radiator.

Outside

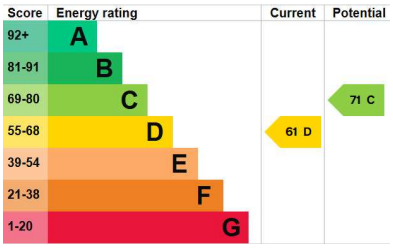
The front of the property is predominantly laid to lawn edged with hedgerow borders. A path leads down the side of the property. The former oil tank is located here.

Rear Garden

The rear garden is also predominantly laid to lawn with mature hedge and tree borders, and has wonderful views of the neighbouring landscape. There is a small paved area which is ideal for outdoor seating and entertaining. The garden shed is included within the sale. The air source heat pump is located in the rear garden.

Council Tax

The property is in Band A.



VIEWING

Strictly by appointment with the selling agent, Jon Brambles, Tel: 01636 613513.

THINKING OF SELLING?

To find out how much your property is worth, contact us to arrange a free valuation and market appraisal on 01636 613513.

Local Authority

Newark & Sherwood District Council, Notts, 01636 650000

Possession/Tenure

Vacant possession will be given upon completion. The tenure of the property is Freehold.

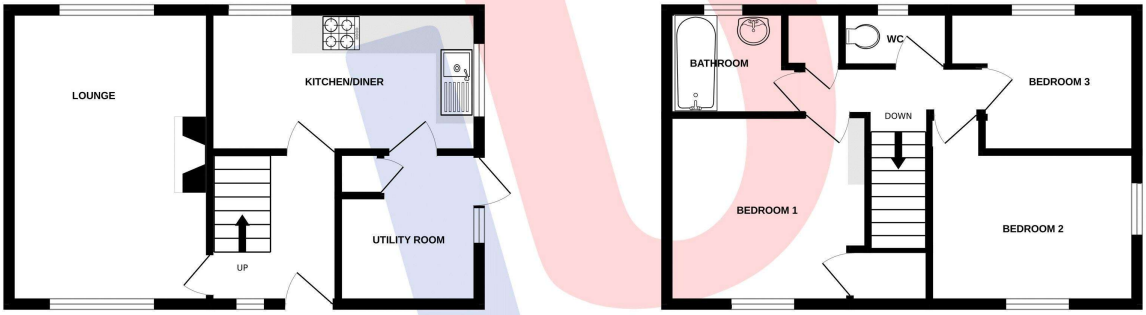
MONEY LAUNDERING REGULATIONS: In accordance with Money Laundering Regulations, ALL buyers of a property, once they have had an offer accepted, will be required to produce two forms of identification in order for the transaction to proceed.

Services/Referral Fees

Please note that we can highly recommend a number of services which may assist with your sale or purchase. All of the companies recommended have been supplying their services to our clients for a number of years and are professionals in their fields. Should you wish to receive quotations for any of these services, then please do not hesitate to ask us. In accordance with National Trading Standards Guidelines, and our own business ethos of transparency, please be advised that we will receive referral fees from the following providers: JMP Solicitors - £180.00 including VAT, paid only upon completion. Bird & Co LLP - £120.00 including VAT, paid only upon completion. Monument Financial – Independent Mortgage Broker - 30% of any fee charged, or fee received paid as a referral. PMI and Nottingham Surveyors - £50 referral fee paid for any survey conducted. **Agents Note.** We wish to inform you that these particulars are set out as a general outline, are provided in good faith and do not constitute any part of an offer or contract. We have not tested any services, appliances or equipment and no warranty is given or implied that these are in working order. Fixtures, fittings and furnishings are not included unless specifically described. All measurements, distances and areas are approximate and for guidance only. It should not be assumed that the property remains the same as shown in the photographs. Floor plans and Site plans are for illustration purposes only, are not to scale, and should not be relied upon for measurements. 00007906 09 November 2026

GROUND FLOOR
372 sq.ft. (34.5 sq.m.) approx.

1ST FLOOR
348 sq.ft. (32.3 sq.m.) approx.



TOTAL FLOOR AREA : 720 sq.ft. (66.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026