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Whitelambs Farm Main Street, Gamston, Nottingham, NG2 6NN

Asking Price £1,450,000

- Spacious Detached Period Dwelling in the heart of Gamston Village
- A total of seven bedrooms
- Potential Annex Area
- Gated Driveway
- B Rated EPC
- Unique opportunity to purchase a very individual property
- Well presented throughout
- External insulation and solar panels
- Extensive Grounds with Tennis Court
- EV Charging Point

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Whitelambs Farm Main Street, Nottingham NG2 6NN

Substantial detached period property situated in the popular location of Gamston Village. B rated EPC. The spacious and flexible accommodation comprises a total of seven bedrooms and an annex, along with extensive grounds including a tennis court. The main house benefits from external insulation and solar panels. EV Charging Point. There is also a gated driveway and a external store.

7 5 4 B

Council Tax Band: H







Gated Access
The property is accessed via electrically controlled double gates that open into a spacious courtyard.

Entrance Hall
LVT flooring. Doors to the Kitchen/Diner, Snug, Lounge and W.C. Stairs to the first floor landing.

Breakfast Kitchen
21'0 x 12'11
Tiled flooring. A range of oak base and wall units with integrated appliances. Range cooker with extractor over. Black granite work surfaces. Door to a pantry. Opens into a Dining Area. Island unit.

Dining Room/Breakfast Room Area
11'10 x 9'4
A mix of tiled and wood effect flooring. Bi fold doors opening onto a patio area. Roof windows. Door to hallway that leads to the annex and utility room.

Snug
13'11 x 12'11
Wood effect LVT. Fireplace.

Lounge
26'8 x 12'1
Spacious room with bi fold doors and stove. Vaulted ceiling. Views over the rear garden.

W.C
8'2 x 5'11
Wood effect LVT. Toilet and sink unit.

First Floor Landing
Doors to four bedrooms and the bathroom.

Master Bedroom
13'3 x 12'10
Dual aspect windows. Door to the ensuite.

Ensuite
9'2 x 6'11
Large walk in shower. Vanity unit with inset sink. Low level flush toilet.

Bedroom
12'10 x 8'6

Bedroom
12'8 x 9'6

Bedroom
13'0 x 10'2

Bathroom
12'8 x 9'5

Hallway to annex
Tiled flooring. Doors to the Utility room and bedroom of the annex.

Utility Room
11'6 x 6'3

Bedroom
14'8 x 11'5
French doors to the front. Built in wardrobes.

Lounge/Kitchen/Diner
19'4 x 18'3
Exposed beams and vaulted ceilings. Kitchen. Windows to the front and rear. Access to mezzanine storage area above bedroom and shower room.

Bedroom
9'2 x 8'10
Window to the rear.

Shower Room
26'2"'32'9" x 22'11"'22'11"
Modern four piece suite comprising bath, shower, sink and toilet.

Outbuilding Bedroom Area
15'4 x 14'4
Large bedroom area with ensuite and store room.

Ensuite
10'10 x 4'11
Built in shower cubicle. Vanity unit with inset sink. Low level flush toilet.

Tennis Court
Concrete court with fenced borders.

Store
15'4 x 11'1

Exterior
The property benefits from a very substantial plot with mature trees along the borders offering a good level of privacy. There are gardens to the side and rear and a good size driveway to the front.















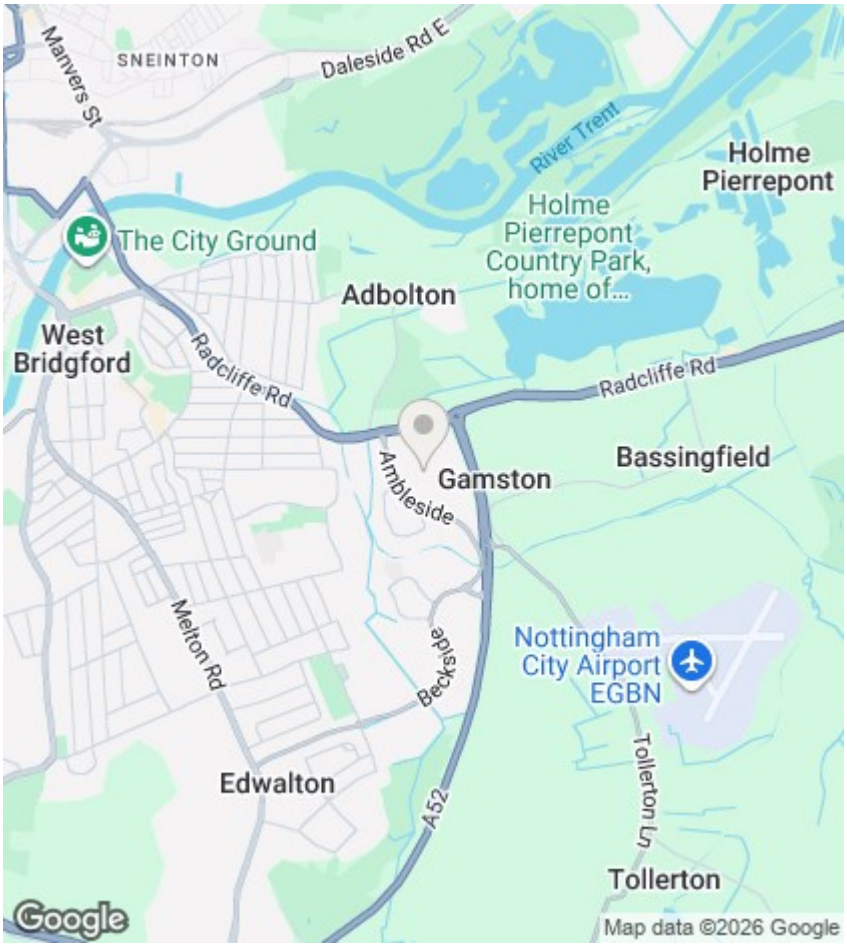










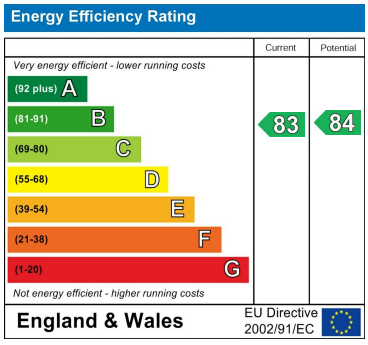


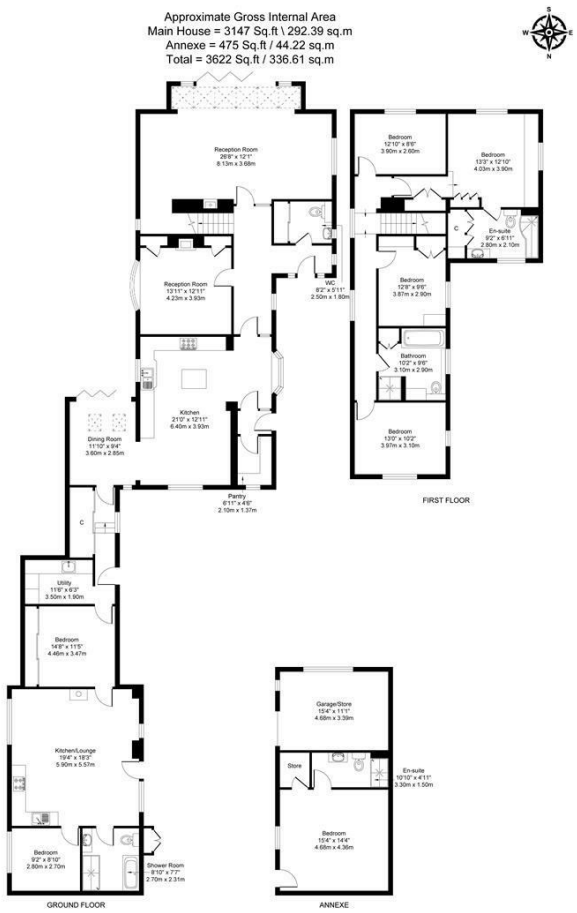
Viewings

Viewings by arrangement only. Call 01159625003 to make an appointment.

EPC Rating:

B





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