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£190,000

Beacon View, Ollerton, Newark,



Welcome to **BuckleyBrown**, where every home is carefully presented, so you can explore with clarity and confidence.

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" A true standout home! Bursting with space, style and natural light, this beautifully presented property delivers an impressive level of accommodation across three generous floors. Occupying a coveted position within one of the area's most desirable developments, the wonderfully bright and airy interiors create an irresistible sense of space and lifestyle."

- Tim, Valuer



## AN ADDRESS TO IMPRESS

*A superbly presented family home offering an exceptional standard of accommodation across three spacious floors.*

Filled with natural light and finished with a contemporary feel throughout, the property provides flexible living space ideal for growing families, all within a prestigious and highly desirable development.



## THE FINER DETAILS

*Beautifully presented throughout, this exceptional family home offers an impressive combination of generous living space, contemporary style and an abundance of natural light.*

The ground floor welcomes you with a spacious and versatile living room, providing the perfect setting for both relaxing and entertaining. To the rear, the impressive open-plan kitchen/dining room forms the heart of the home, featuring French doors that open directly onto the rear garden, seamlessly connecting indoor and outdoor living. A convenient ground floor WC completes the accommodation on this level.

The first floor offers a spacious landing leading to two generously sized bedrooms, each providing comfortable and flexible accommodation, together with a well-appointed family bathroom serving this floor.

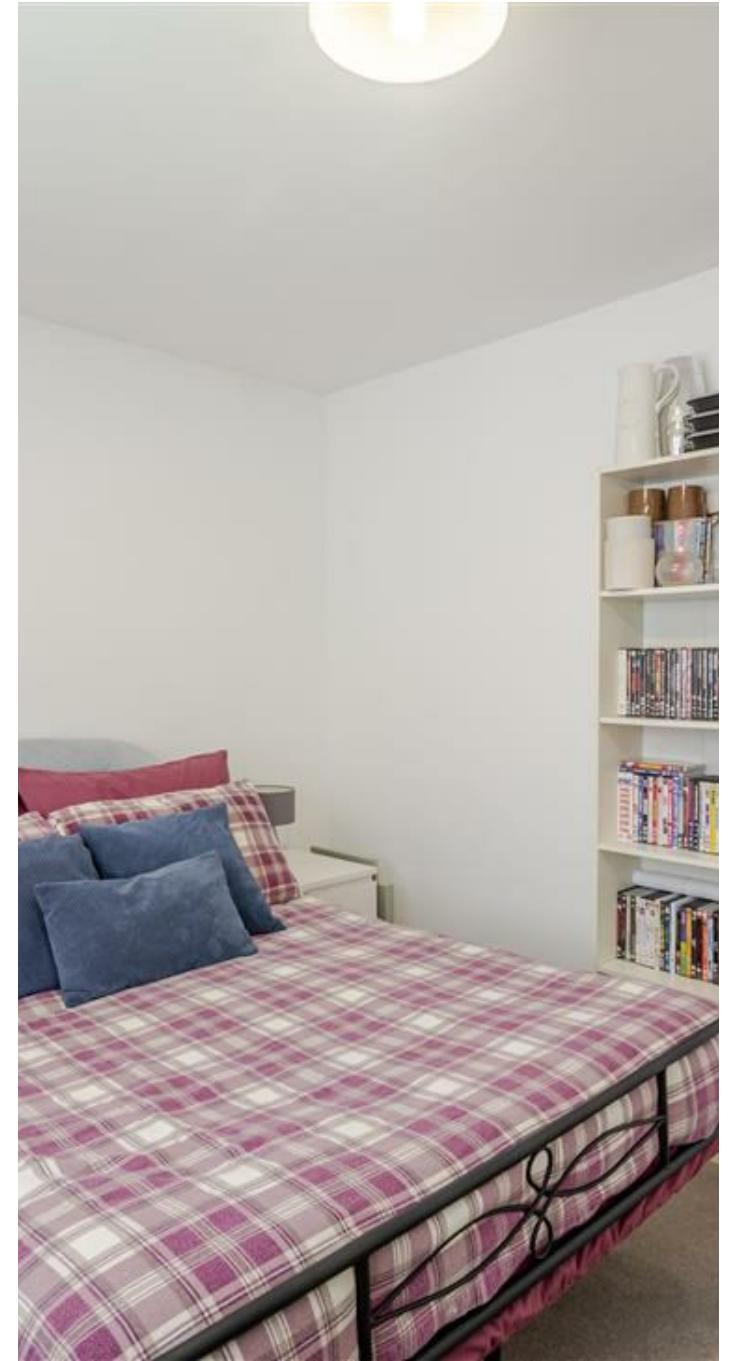
Occupying the entire second floor, the superb principal bedroom creates a private retreat, complete with built-in wardrobes and the added luxury of a modern en-suite shower room.

Externally, the property benefits from a private driveway positioned to the side, providing off-road parking. The enclosed rear garden has been thoughtfully maintained and features a well-kept lawn, an attractive decked seating area ideal for outdoor dining and entertaining, and fenced boundaries offering both privacy and security.





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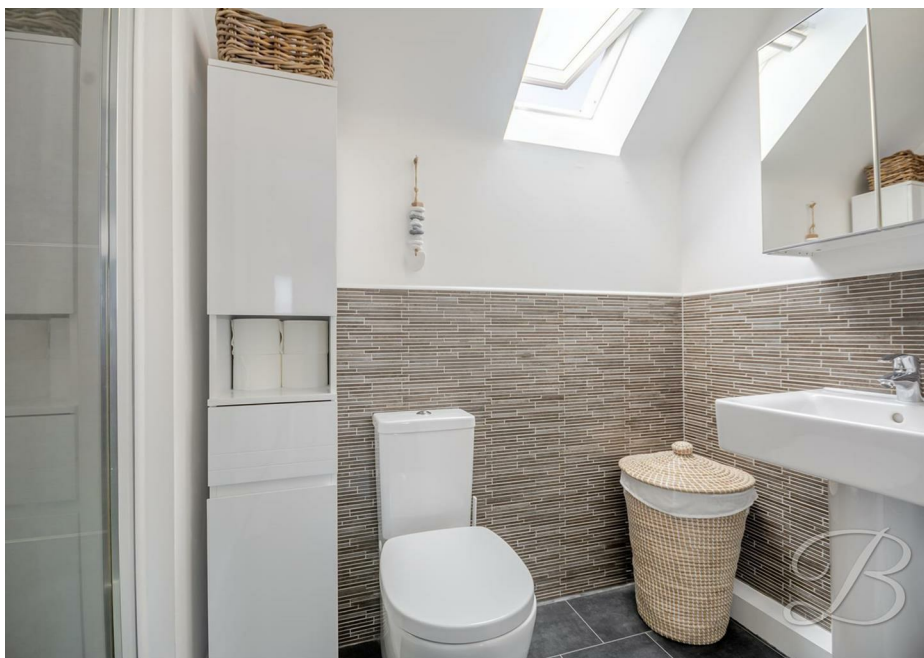


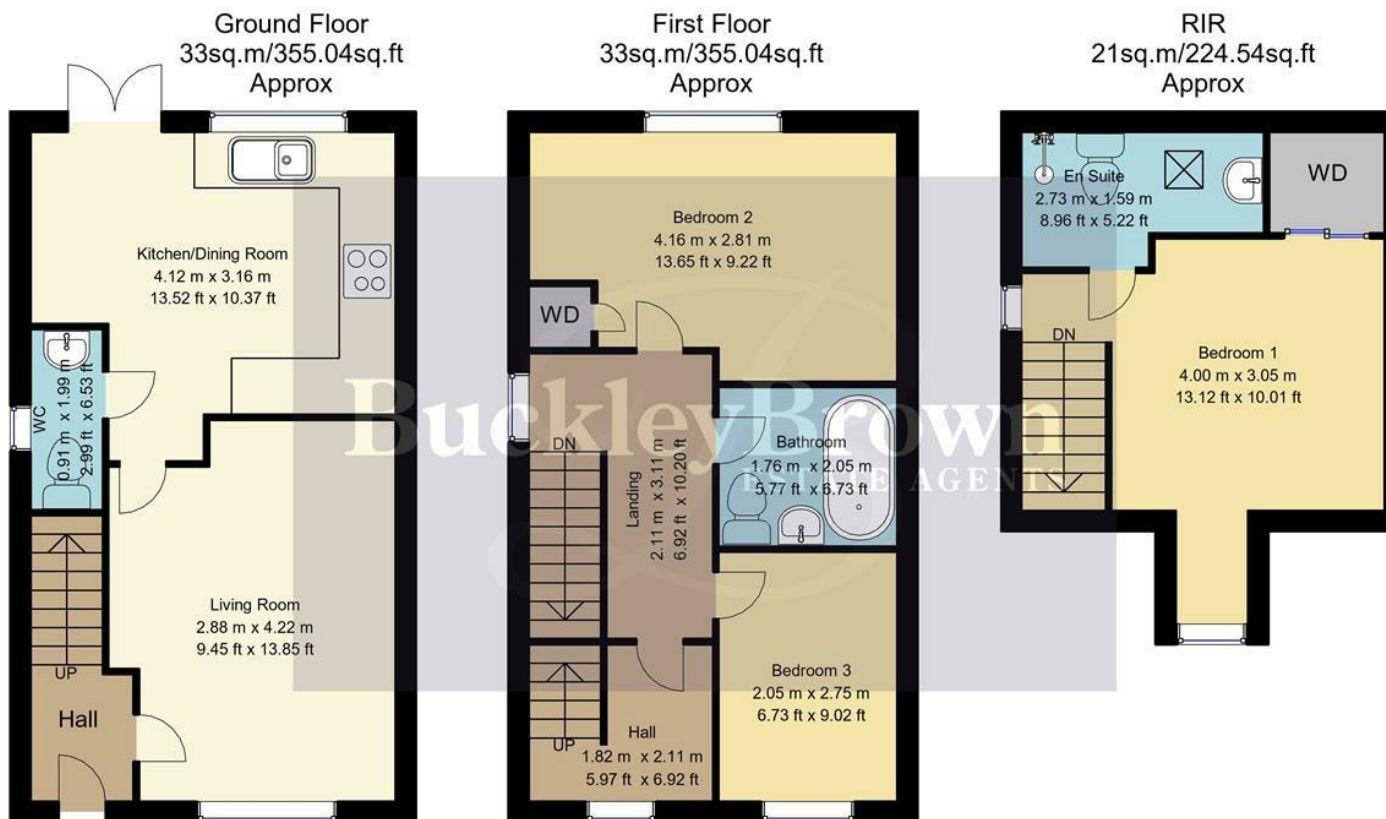
## LIFE IN OLLERTON

***Nestled in the heart of north Nottinghamshire, Ollerton is a thriving market town that combines everyday convenience with easy access to the surrounding countryside.***

Residents benefit from a wide range of local amenities, including supermarkets, independent shops, cafés, restaurants, schools and healthcare facilities, ensuring everything needed for day-to-day living is close at hand. Excellent road links via the A614 and A1 provide straightforward connections to Newark, Mansfield, Nottingham and beyond, making Ollerton an ideal location for commuters and families alike.

One of the area's greatest attractions is its proximity to the beautiful Sherwood Forest, renowned for its scenic walking trails, cycling routes and rich history associated with the legend of Robin Hood. With an abundance of green spaces, nearby country parks and leisure facilities, the area offers plenty of opportunities to enjoy an active outdoor lifestyle. Combining a welcoming community atmosphere with excellent amenities and superb transport connections, Ollerton continues to be a highly desirable place to call home.





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 room 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 basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.

## Key Features

### Ideal family residence

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Bright & spacious open plan kitchen/dining room

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Set over three generous floors

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Master bedroom with built in wardrobes and an en suite

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Landscaped rear garden with lawn and decked seating area

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Private driveway providing secure off road parking

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Size approximately 934 sq.ft

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Energy Performance Certificate (EPC)

Rating C

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Council Tax Band B

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exceptional representation.

Let's Chat.

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