



# Buttercross Estates

## Beacon Terrace, Newark



Tucked away down the quiet Beacon Terrace, this attractive two-bedroom mid-terrace cottage-style home offers a perfect blend of character, comfort and practicality.

**Terraced House**

**£130,000**

2 1 1



**Video Tour**



01636 343014



hello@buttercrossestates.com



[www.buttercrossestates.com](http://www.buttercrossestates.com)



Newark Beacon, Cafferata Way,  
Newark On Trent, NG24 2TN

# SUMMARY

Tucked away down the quiet Beacon Terrace, this attractive two-bedroom mid-terrace cottage-style home offers a perfect blend of character, comfort and practicality, making it an ideal purchase for a first-time buyer or a buy-to-let investor.

The property opens into a cosy and welcoming lounge, tastefully presented and offering a comfortable living space with plenty of natural light. To the rear, the dining kitchen provides a sociable and functional heart to the home, with ample room for a dining table, a range of fitted units, and direct access out to the rear garden – ideal for everyday living and entertaining alike.

Upstairs, the first floor comprises two well-proportioned bedrooms. The main bedroom is a generous double, while the second bedroom offers a versatile space, perfect as a guest room, home office or nursery. The accommodation is completed by a stylish family bathroom fitted with a modern white suite.

Externally, the property benefits from a low-maintenance frontage and a surprisingly good-sized rear garden, mainly laid to lawn with fenced boundaries, providing a private outdoor space to enjoy. There's also a large detached brick store.

## THE AREA

Situated within easy reach of Newark town centre, the property is conveniently located for a wide range of local amenities including shops, cafés, schools and leisure facilities. Newark also offers excellent transport links via road and rail, making this a well-connected location for commuters. You can walk to Newark North Gate Station in under 10 mins from your door. Resident parking is available on Friary Road (additional cost).

## THE HOME

**Living Room (3.71m x 3.38m)** - The property opens into a welcoming living room that feels warm and inviting, featuring an attractive fireplace surround, bold feature wall and built-in storage, creating a comfortable space for relaxing and entertaining. The room benefits from good natural light and a cosy atmosphere, making it an ideal main living area.



01636 343014

[hello@buttercrossestates.com](mailto:hello@buttercrossestates.com)

[www.buttercrossestates.com](http://www.buttercrossestates.com)

**Kitchen (3.68m x 3.40m)** - The kitchen is situated to the rear of the property, it provides a practical and functional space with ample storage and worktop areas, well suited for everyday cooking. Further storage is available under the staircase.

**Bedroom One (3.71m x 3.40m)** - The main bedroom is a generous double room, beautifully presented and filled with natural light, offering ample space for freestanding furniture plus storage over the staircase.

**Bedroom Two (3.66m x 1.80m)** - The second bedroom provides flexibility as a guest room, nursery or home office.

**Bathroom** - The bathroom is well presented and fitted with a white suite including a panelled bath with shower over, wash basin and WC. Finished with neutral tiling and enhanced by a window for natural light and ventilation, it offers a practical space for everyday use.

**Externally** - Externally, the property benefits from a long and private rear garden, mainly laid to lawn and enclosed by fencing, providing an excellent outdoor space. The generous length of the garden is a real highlight and offers plenty of potential for outdoor seating or further landscaping. There is also a detached brick store.

## FULL PROPERTY LISTING

<https://buttercrossestates.com/property/beacon-terrace-newark-ng24-1lg/>

## VIRTUAL TOUR

<https://my.matterport.com/show/?m=ypdwBqWENSw>

## VIDEO TOUR

<https://www.facebook.com/reel/1446582087117016>

Newark Beacon, Cafferata Way,  
Newark On Trent, NG24 2TN

Register as a VIP buyer and see properties up to 7 days before they hit the portals



# Sell with Buttercross Estates

Sell your home with Buttercross Estates and experience customer service like no other.

We have a simple, honest, transparent approach that is effective whilst keeping you and your objectives in mind.

Read on to see how you can get the price you want in the time you need when you choose Buttercross Estates.

As one of our clients, you will benefit from:

- A personalised service tailored to your needs
- Expert marketing for maximum exposure
- Professional photography to make your property stand out from the crowd
- A video tour of your home - Buyers love these!
- Accompanied viewings so you can sit back and relax
- Feedback on viewings and regular updates throughout the sale



## Why Clients Choose Us



Video Tours



Professional Photos



Social Media Campaigns



The Best Portals



Expert Negotiation



Regular Feedback

What's your property worth?  
Try our instant online valuation



PeterM



I highly recommend Buttercross Estates. Moving house as we know is a very stressful process. When an estate agent takes the time to contact you with updates and ensures your buyers are well informed then at least one half of the process is stress free.

When you add in advice and a shoulder to cry on the service goes above and beyond. I would definitely use them again and I thank them for the care and attention through out. Well done all.

Heather V



As first time buyers, we really appreciated the helpful and efficient service that Buttercross provided throughout our journey; from the ease of booking our first viewing; to the speed in which the keys were brought to us on completion day. We were even given a handy welcome hamper with food, drinks and vouchers, and a card - with a handpainted picture of our new home. We would recommend Buttercross - thank you!



01636 343014



hello@buttercrossestates.com



[www.buttercrossestates.com](http://www.buttercrossestates.com)



Newark Beacon, Cafferata Way,  
Newark On Trent, NG24 2TN