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FOR SALE

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NG13 8AR

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6 VALE CLOSE, ASLOCKTON, NOTTINGHAM, NOTTINGHAMSHIRE NG13 9BA

£300,000

6 VALE CLOSE, ASLOCKTON, NOTTINGHAMSHIRE NG13 9BA

Tucked away in an intimate cul-de-sac shared with just a handful of neighbouring homes, this immaculately presented and tastefully modernised two-bedroom detached bungalow enjoys a prime position close to the heart of a highly regarded village on the edge of the Vale of Belvoir.

Offering effortless single-storey living, the property is an ideal choice for downsizers seeking a peaceful village lifestyle without compromising on quality. Thoughtfully upgraded throughout, the home features neutral décor, contemporary fixtures and fittings, UPVC double glazing, and gas central heating—allowing a new owner to ability to walk in, put your furniture down and do nothing!

An inviting entrance hall opens into an impressive breakfast kitchen which is fitted with a comprehensive range of modern units and integrated appliances, creating a practical and stylish space for everyday cooking and casual dining. To the rear is a generously proportioned living and dining room, which flows seamlessly into a bright conservatory overlooking the garden.

An inner hallway leads to two well-proportioned bedrooms—both benefiting from built-in furniture—alongside a beautifully presented and contemporary family bathroom.

Occupying a pleasant corner plot, the exterior is equally appealing. To the front, a generous driveway provides ample off-road parking and leads to a single garage. To the rear lies an established, landscaped, and fully enclosed garden, offering a private and low-maintenance outdoor retreat.

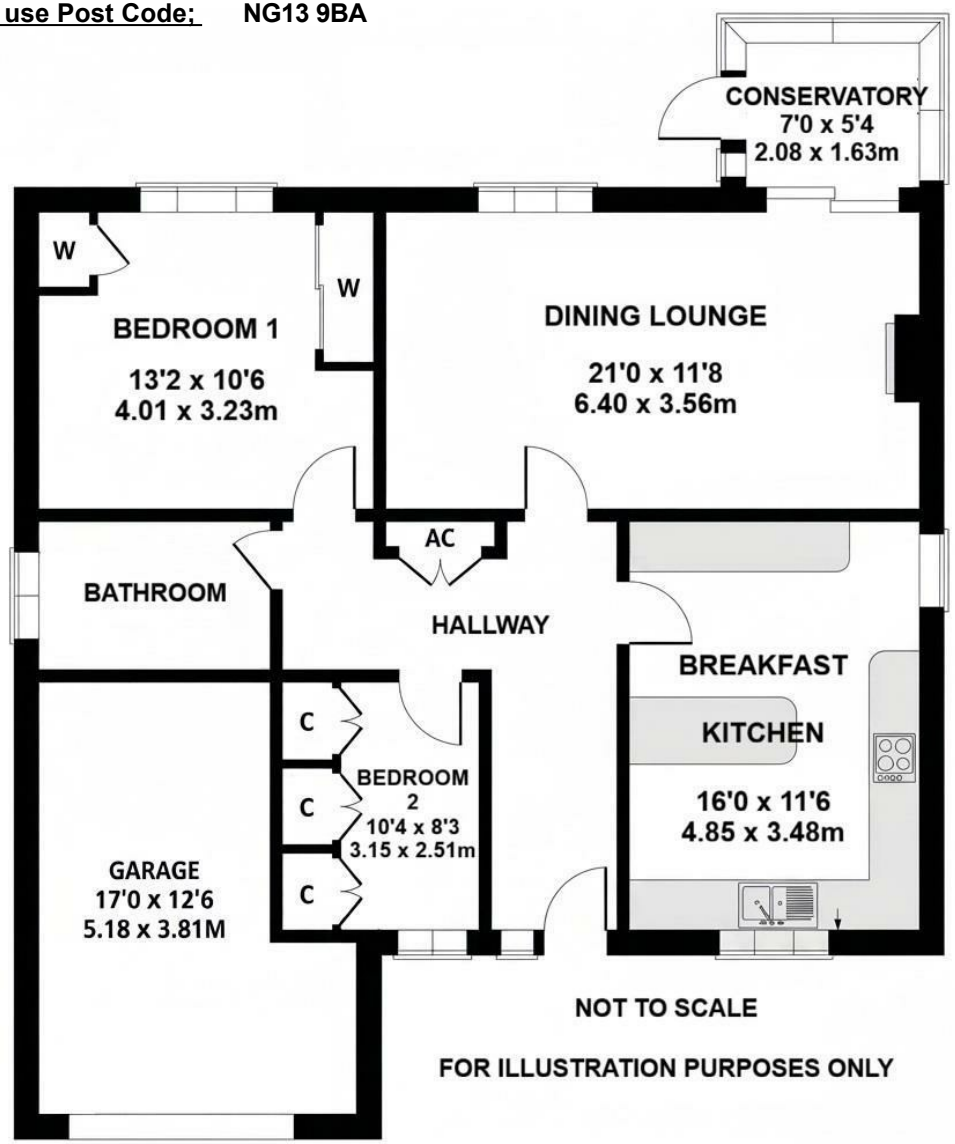
The village of Aslockton boasts a vibrant community and has a variety of amenities including a train station within walking distance, with direct links to Nottingham in 20 minutes. There is also a Village Church, St Thomas' and adjacent Village Hall; the venue for many local activities, local Pub, The Larder Deli, excellent sports facilities with tennis courts, cricket and football pitches.

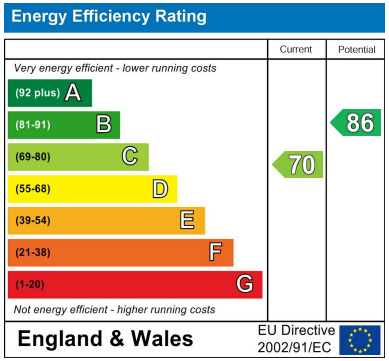


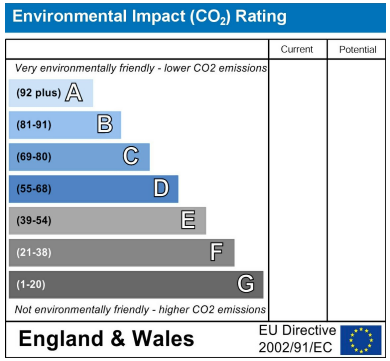


DIRECTIONAL NOTE From our Bingham Office the property may be approached via Market Street. At the T junction turn into Long Acre. Follow the road to the right passing the Fosse Way View Care Home on the right. At the T junction turn left onto the A52. Pass the turning on the left to Hawksworth and Scarrington. Bear off next left as directed to Whatton and Aslockton. Turn left into Dark Lane as signposted to Aslockton. Pass over the level crossing and turn immediately right into Vale Close where the property will then be seen on the right hand side, clearly denoted by the Hammond Property Services For Sale board.

For Sat Nav use Post Code; **NG13 9BA**







Council Tax Band **D**

The property is located within a short drive to Bingham town centre that provides a wide range of local amenities & a range of boutiques, shops, pubs and restaurants. Bingham hosts a number of schools such as Robert Miles and Carnarvon Primary Schools along with Toot Hill Secondary School.

Public transport is well catered for, along with the A46 North & South & A52 East & West giving great links into Nottingham, Leicester & Grantham as well as the A1 North & South. Situated adjacent to the Poacher Line—operated by East Midlands Railway between Nottingham and Skegness, with onward connections to Grantham, Peterborough, and Lincoln—the property is just a short stroll from Aslockton railway station, making it an exceptionally convenient base for commuters as it provides quick access to Grantham Train Station that allows access to London Kings Cross in just over an hour.

Perfect for those local folk who are looking downsize and to stay near friends and family, but also ideal for those wishing to bring Mum or Dad from elsewhere in the Country to make it easier to keep an eye on them! As many buyers are aware, bungalows in this area are at a real premium, so we anticipate a high degree of interest in this property.

BINGHAM'S COMMUNITY ESTATE AGENT

We are proud to support all of these Organisations from in and around Bingham which help to make this such a wonderful Town and area to live in.

For more details, email **sponsorship@hammondpropertyservices.com**



Dame Esther Rantzen with Jonathan Hammond at the launch of our Annual Charity Quiz in aid of ChildLine - raising £5,183 in 2025 for this extremely important Charity.

For details of our latest quiz, please visit www.hammondpropertyservices.com/quiz

ANTI-MONEY LAUNDERING (AML) COMPLIANCE

In accordance with legal requirements, prospective purchasers will be asked to provide identification and verification documents to satisfy Anti-Money Laundering regulations. This process is standard practice for which there is a small fee of £9.50 per applicant and must be completed successfully before any sale can proceed.

DISCLAIMER ON PROPERTY TESTING

Please note that no appliances, services, nor fittings within the property have been tested by Hammond Property Services. Accordingly, we are unable to offer any warranties or assurances in relation to their condition or functionality. Further queries on these will be answered between the purchasers' and the vendors' conveyancer throughout the purchase process. If you wish for any item to be tested at your own cost, then please contact our office.

IMPORTANT NOTICE

These sales particulars have been prepared in good faith by Hammond Property Services on the instruction of the vendor. Whilst every care has been taken to ensure accuracy - services, equipment, and fixtures mentioned have not been tested, and prospective purchasers should carry out their own investigations. Measurements and floor plans that have been provided are approximate and for guidance only. These particulars do not form part of any offer or contract.

REFERRAL FEES

Should you choose to use a Solicitor or a Financial Advisor recommended by Hammond Property Services, in the interest of full disclosure, please note that we may receive a referral commission from the legal provider or mortgage broker.

1st January 2026

Meet 'Pearl'

After months of fundraising, we have now achieved our Target of £5,000 to enable a Guide Dog Puppy to be named and trained on our behalf... and here she is!

Named 'Pearl', to celebrate our 30th Anniversary, we are proud to say that Puppy Pearl is now with her suitably matched recipient and is making a huge difference in the lifestyle to her new beneficiary.









An open-fronted storm porch shelters a wood-grain effect composite front door with double-glazed inserts, opening into a spacious entrance hall.

HALLWAY
15'0 x 5'0 (4.57m x 1.52m)
with a central heating radiator, wood effect flooring and doors leading to the principal living areas.

BREAKFAST KITCHEN
16'0 x 11'6 (4.88m x 3.51m)
having recently undergone a comprehensive, high-specification refit, this dual-aspect kitchen is both stylish and highly functional. It is appointed with an extensive collection of contemporary gloss-fronted wall, base, and pan-drawer units, incorporating clever storage solutions such as a near-full-height larder, a corner carousel, and a built-in spice rack. Sweeping worktops extend into a central peninsula breakfast bar—perfect for casual dining or entertaining while cooking—and house an inset sink and drainer. A full suite of integrated appliances is seamlessly built in, comprising an AEG induction hob with a concealed extractor above, AEG double ovens, a dishwasher, a washing machine, a fridge-freezer, and a wine cooler.







DINING LOUNGE

21'0 x 11'8 (6.40m x 3.56m)

Flooded with natural light, this generous dual-purpose reception room easily accommodates both a comfortable lounge suite and a formal dining table. Creating a warm focal point is a feature chimney breast fitted with a finished stone surround, mantel, and hearth housing a living-flame, log-effect gas fire, flanked by recessed alcoves. A double-glazed window looks out to the rear, while sliding patio doors lead directly into the conservatory.











CONSERVATORY
7'0 x 5'4 (2.13m x 1.63m)
A versatile, bright addition featuring double-glazed windows with opening top lights, durable tiled flooring, and a double glazed door opening out onto the rear garden terrace.











INNER HALLWAY
Accessed via an open archway from the entrance vestibule, this L-shaped hallway includes a built-in airing cupboard for linen storage, a loft hatch providing access to the roof space, and doors leading to the bedrooms and bathroom.

BEDROOM 1
13'2 x 10'6 (4.01m x 3.20m)
with a central heating radiator and a double glazed window. Built-in wardrobes.



BATHROOM
Refitted to a sleek, contemporary standard, the family bathroom features fully tiled walls and a modern three-piece suite. This comprises a tile-panelled bath with a chrome mixer tap, an overhead wall-mounted shower with a separate handheld attachment and glass screen, a close-coupled W.C., and a vanity unit with an inset rectangular washbasin. A modern heated towel rail and a side-aspect double-glazed window complete the space.









BEDROOM 2

10'4 x 8'3 (3.15m x 2.51m)

Currently configured as a dedicated study, this versatile second bedroom overlooks the quiet cul-de-sac to the front. It comes fully fitted with bespoke integrated furniture, including full-height wardrobe and cloaks cupboards, a built-in desk, and low-level drawer units, offering easy flexibility depending on a buyer's needs.



OUTSIDE - FRONT

Enjoying a discreet position within an intimate cul-de-sac of just a few neighbouring homes, the property boasts strong kerb appeal. To the front, a tarmacadam driveway framed by block-paved edging and retractable security posts provides ample off-road parking and leads to the garage to which an electric roller-shutter door has been fitted, power, lighting, and a side window. It also houses the gas-fired central heating boiler and features a handy recessed alcove ideal for additional freestanding appliances.. The remainder of the frontage is neatly laid to lawn with pebbled borders, established shrubs, and a central path leading to the front door.









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OUTSIDE - REAR

To the rear lies a thoughtfully landscaped, fully enclosed garden designed for effortless outdoor living. Two paved patio terraces offer distinct spots for seating and al fresco dining—one sheltered beneath an attractive timber pergola—framing a central lawn bordered by mature, well-stocked planting beds.















To arrange a viewing of this property, please contact our office on

01949 87 86 85 or email bingham@hammondpropertyservices.com

If you feel that your property deserves to be marketed and presented like this, then please contact our office to arrange a time for Jonathan Hammond to call out and to discuss what we do and how we do it!





Steve Pritchett

Please contact us for a FREE discussion on our services

01949 87 86 85

akerspritchett.com

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A comprehensive colour brochure will be available for prospective tenants.

Please call **Denise Campbell** on **01949 87 86 90**

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Please call this office on
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to arrange a suitable time for us to call out and to discuss what we do and how we do it!