


Tollerton Lane

Tollerton
Nottingham
NG12 4FT

Guide Price £700,000



- A spacious detached five-bedroom house
- Three reception rooms
- Huge potential for modernisation
- Close to local amenities
- Council Tax Band - G
- Three bathrooms
- Large 3,694 sq ft space
- Sought-after Tollerton location
- Easy access to transport links
- Tenure - Freehold

 0115 841 1155

Tollerton Lane, Tollerton, Nottingham, NG12 4FT

Key Features

****Guide Price £700,000-£850,000****

Located on the desirable Tollerton Lane in the heart of the picturesque village of Tollerton, this substantial detached home offers an exceptional opportunity to create a truly outstanding family home. Extending to approximately 3,694 sq ft, the property combines generous proportions with enormous potential for modernisation and personalisation.

The accommodation includes three spacious reception rooms, providing versatile living and entertaining space ideal for both family life and hosting guests. Five well-sized bedrooms offer excellent flexibility for growing families, home working, or guest accommodation, while three bathrooms ensure practicality and comfort throughout the home.

Externally, the property further benefits from a substantial detached two-storey garage, offering excellent storage, workshop, or hobby space, with exciting potential for conversion into a self-contained annex or additional living accommodation, subject to the necessary planning permissions and consents.

Set within a peaceful and highly sought-after village setting, the property enjoys the perfect balance of countryside charm and convenient access to Nottingham and its excellent amenities, schools, and transport links.

With its impressive footprint, adaptable layout, and enviable location, this is a rare opportunity to acquire a home with significant scope to enhance and add value. Ideal for buyers seeking a long-term family residence or a rewarding renovation project, this distinctive property is ready to be transformed into something truly special.



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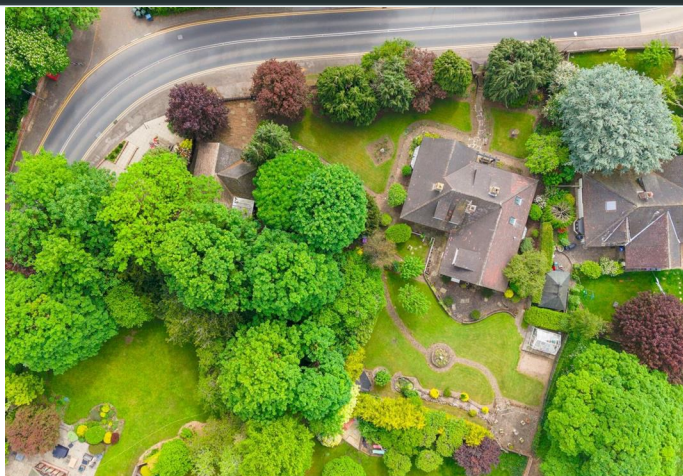


Total area: approx. 343.2 sq. metres (3694.5 sq. feet)



0115 841 1155

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Interested in this home?

Contact the FHP Living Team on 0115 841 1155

23 Bridgford Road
West Bridgford
Nottingham
NG2 6AU

1 Weekday Cross
The Lace Market
Nottingham
NG1 2GB

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	

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