Superior Homes

ROYSTON & LUND



Steading Cottage Main

Wysall | NG12 5QS

£560,000



Royston and Lund are delighted to bring to the market 'Steading Cottage, a four-bedroom detached property located just off Main St in Wysall, one of South Nottinghamshire's most sought-after country villages. Positioned down a quiet cul-de-sac with ample off-street parking and its own private garden, Wysall benefits from an award-winning pub, plenty of scenic walks and a strong sense of community.

Ground floor accommodation comprises an entrance hall that leads into the main reception room, kitchen, dining room, study/bedroom, ground floor WC and stairs to the first floor. The living room is a generous size and showcases dual-aspect windows, flooding the room with natural light with French doors leading to the rear courtyard garden. The space is complemented by a stylish fireplace with a log burner, perfect for those winter months. The kitchen benefits from high-quality base and wall units that house integrated appliances including an oven, hob and extractor, as well as a built-in dishwasher and fridge freezer. The separate dining room boasts more than enough space for family and friends. The ground floor is completed by a study, which could also be used as a fourth bedroom, and a convenient ground floor WC.

To the first floor there are three well-proportioned double bedrooms, with the principal bedroom benefiting from an en-suite shower room comprising a shower, wash basin and WC, along with useful built-in storage space. The remaining two bedrooms share a four-piece family bathroom consisting of a separate bath and shower, wash basin and WC. The first floor additionally benefits from a separate shower room, making busy family mornings a breeze.









- Stunning Four Bedroom Family Home
- Immaculately Presnted Throughout
- Finished To A High Standard
- Highly Sought After Village Location
- Ample Off-Street Parking And Single Garage
- Four Piece Family Bathroom, Ensuite And Separate Shower Room
- High-Quality Fixtures And Fittings And Integrated Appliances
- Excellent Transport Links
- EPC Rating - D
- Freehold - Council Tax Band - E











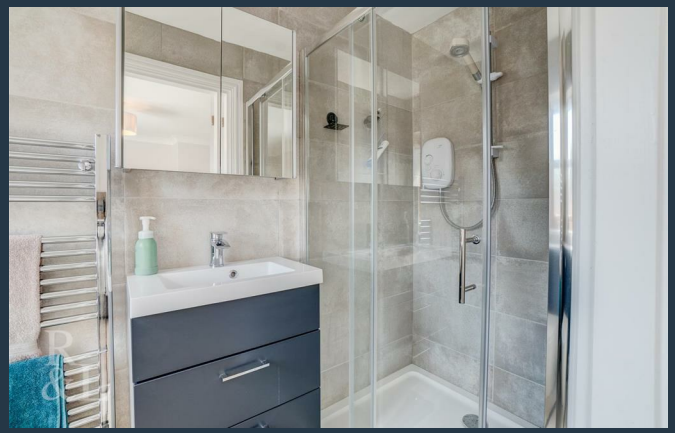


















Facing the property there is ample off-street parking via a single driveway and single garage, along with additional parking to the left-hand side for a further vehicle. To the rear of the property there is a paved courtyard offering plenty of space for garden furniture, along with a sizeable garden shed, accessed via the French doors from the living room.

Located to the side of the property is a beautiful garden with a lush lawn, well-maintained mature shrubs, bushes and seasonal flower beds. There are also two patio areas providing the perfect space for outdoor seating and/or al fresco dining.

Ground Floor
Approx. 77.2 sq. metres (831.4 sq. feet)



First Floor
Approx. 65.9 sq. metres (709.1 sq. feet)



Total area: approx. 143.1 sq. metres (1540.6 sq. feet)

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

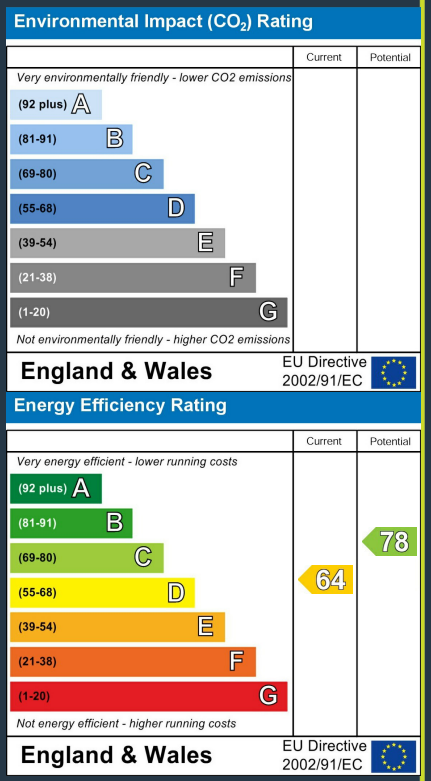
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