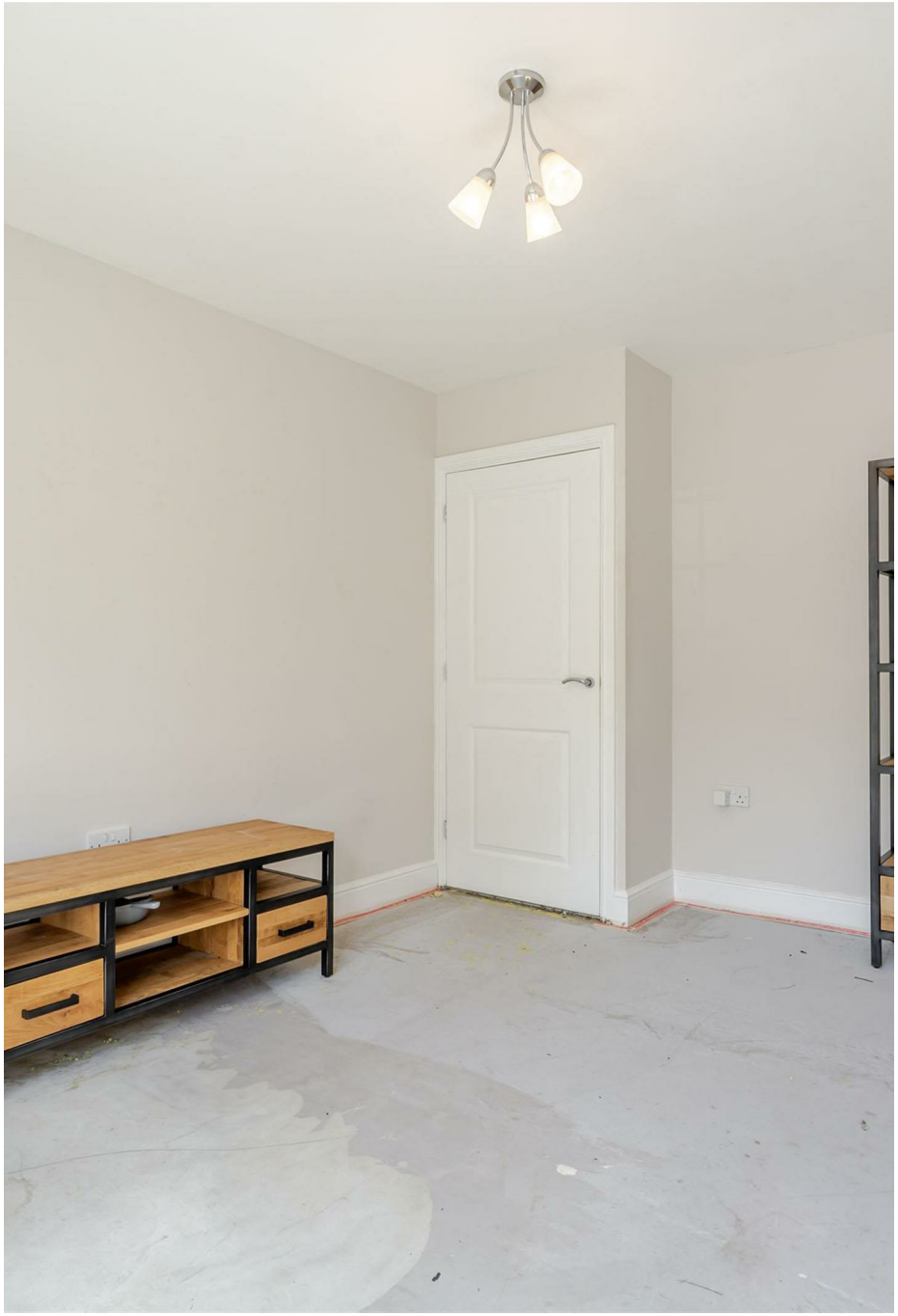

BuckleyBrown
ESTATE AGENTS
£180,000
St. Stephens Road, Ollerton, Newark,

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

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"With plenty of space, a modern finish, and a fabulous low-maintenance garden out the back, it’s an easy, no-fuss kind of home that just works."

Jasmine, Valuer



# PEACEFUL LIVING WITH A COMFORTABLE FEEL

***From the moment you arrive, this lovely, very well-presented townhouse in a quiet village setting feels easy, welcoming and ready to move straight into.***

Modern and well cared for throughout, it doesn't really need anything doing, making it ideal for anyone looking for a simple, stress-free home. There's a great sense of space both inside and out, with generous accommodation and a fabulous rear garden that's perfect for enjoying without too much upkeep. Overall, it's a comfortable, low-maintenance home in a peaceful setting that really feels good to live in.





## THE FINER DETAILS

***A well-presented three-bedroom semi-detached townhouse offering one reception room, two bathrooms, a convenient ground floor WC, a driveway for two cars and a low-maintenance rear garden.***

On the ground floor, you enter the property at the bottom of the staircase, with a door leading into the welcoming living room. From here, you continue through to the kitchen, which offers a good range of cupboard and worktop space along with room for a dining table. Sliding doors open directly from the kitchen onto the rear garden, creating an easy flow between inside and out, and there is also a convenient ground floor WC.

On the first floor, there are two well-proportioned bedrooms, with the second bedroom benefitting from fitted wardrobes and additional built-in storage. These rooms are served by a modern three-piece family bathroom, located off the landing.

The second floor is dedicated to the main bedroom, a spacious and private retreat with its own en suite shower room, fitted wardrobe and a dormer window allowing plenty of natural light. The room also features an open staircase leading back down to the lower floors and has access to the loft space.

Externally, the rear garden is designed for ease of maintenance, being mainly gravelled with a decked seating area and planted shrub borders. To the front of the property, a side driveway provides off-road parking for two vehicles.







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58
COAST









## LIFE IN OLLERTON

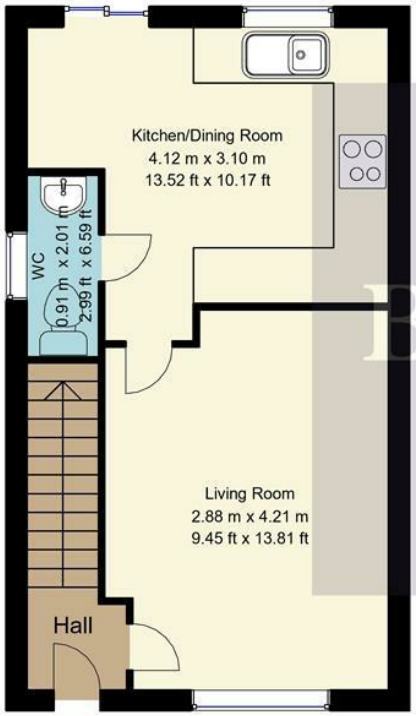
***Ollerton, on the edge of Sherwood Forest, offers a well-balanced lifestyle with a strong sense of community and a good range of everyday amenities close at hand.***

The area provides local shops, supermarkets, schools and healthcare services, making day-to-day living convenient, while still maintaining a quieter, more relaxed pace compared to larger towns.

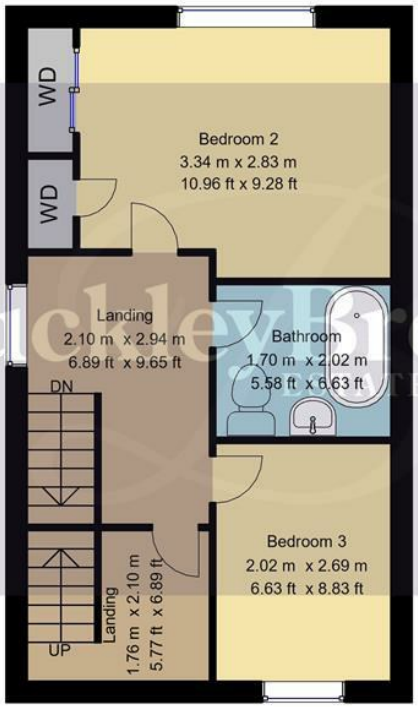
Its location is particularly appealing, with excellent access to the A614 for routes towards Mansfield, Newark and beyond, and just a short drive from the beautiful grounds of Rufford Abbey Country Park and the surrounding countryside.

Nearby villages such as Wellow add to the charm of the area, offering scenic walks, traditional pubs and a real taste of rural Nottinghamshire living, all while remaining within easy reach of larger centres for commuting and leisure.

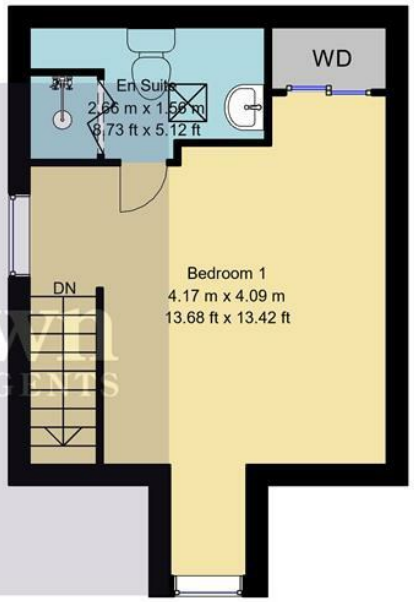
Ground Floor
32sq.m/349.34sq.ft
Approx




First Floor
32sq.m/349.34sq.ft
Approx




RIR
23sq.m/250.91sq.ft
Approx




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.
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# Key Features

**Well-connected Ollerton location on the edge of Sherwood Forest**

Easy access to the A614 for Mansfield, Newark and beyond

Close to Rufford Abbey Country Park and surrounding countryside

Nearby village charm in Wellow with walks and pubs

Good range of local shops, schools and everyday amenities

Quiet, community-focused area with a relaxed pace of life

Approximate Size
948 Sq. ft

Energy Performance Certificate
Rating C

Council Tax Band B

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## Let's Chat.

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