



Alexander Jacob  
estate agents & company



**Mansfield Road**  
Morton, Retford

**Offers in the Region of £485,000**

**Property & Estates Consulting**  
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# Mansfield Road Morton, Retford

Charming FOUR BEDROOM Detached Family Home Measuring in Excess of 1786 Sq Ft.

## Property Overview

- Sympathetically Modernised Whilst Retaining Several Original Features
- A Large Barn Consisting of a Home Office/ Guest Bedroom, Double Length Garage, Wood Store, Workshop & Handy Outdoor Store with Annexe Potential & Lending Itself to the Self-Employed
- A Secure Driveway with Ample Off Road Parking for Multiple Vehicles



A wonderful opportunity to acquire a charming FOUR BEDROOM detached family home. Sympathetically modernised over the past four years whilst retaining several original features, the recent works include a new Wren kitchen, a brand new conservatory with cosy roof, and new exterior windows and doors throughout, installed in 2020. The characterful yet contemporary living accommodation briefly comprises of porch, lounge, conservatory, dining room, kitchen, utility room, hallway, light flooded first floor landing, master bedroom complete with dressing area and walk in wardrobe, three further bedrooms, one fitted with modern Sharps furniture, a well appointed family bathroom and a first floor shower room. An additional large guest bedroom resides in a long established barn, with great annexe potential and the option to extend further, subject to the necessary planning consents. Currently utilised as a spacious home office/ guest accommodation, and a double length garage, with wood store, workshop and a handy outdoor store, the space also lends itself to the self-employed. Outside and accessed via secure, ornate electric gates, a generous driveway runs adjacent to The Old Stables, providing off road parking for multiple vehicles. The beautifully kept two tier rear garden enjoys two lawns, an abundance of trees and planting to include apple, plum and cherry trees, a raspberry bush, vegetable patches and a patio area. CCTV surveillance and an alarm system monitor the perimeter, whilst environmentally friendly solar panels, installed last year and owned outright significantly reduce running costs. Well situated in the small village of Morton, overlooking vast views of open countryside to the front and side elevation, the generous plot enjoys easy access to the Georgian market town of Retford via the A620, hosting an array of everyday conveniences, leisure facilities, eateries, bars and schools for all age groups. The popular National Trust's Clumber Park is within easy reach, alongside plenty of local walking routes in every direction. Viewings are highly recommended to fully appreciate the unique living accommodation and countryside setting being offered for sale.

- Beautifully Kept Two Tier Gardens with an Abundance of Trees & Planting, Vegetable Patches & a Patio Area
- Environmentally Friendly Solar Panels Significantly Reducing Running Costs
- Overlooking Vast Views of Open Countryside to Front & Side Elevations
- Well Situated in the Small Village of Morton
- Council Tax Band: D EPC Rating: B

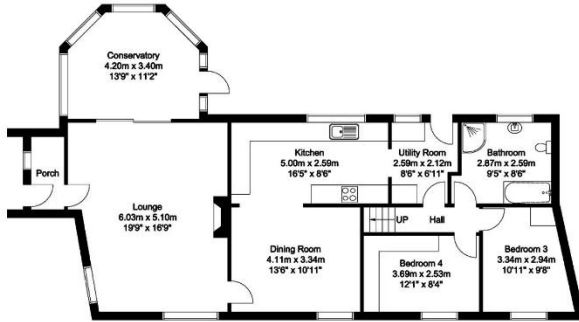




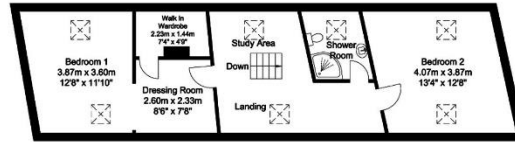
*Road links are served by the A1 & M18 which offer greater transport links throughout the UK. Train stations are located in Retford & neighbouring towns, providing direct lines to King's Cross & Edinburgh.*



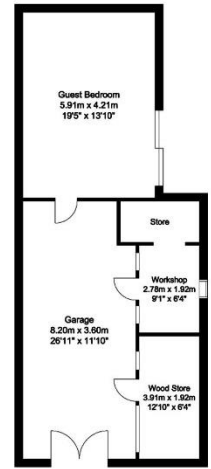
**Ground Floor**  
108 sq m/1162.50 sq ft  
Approx.



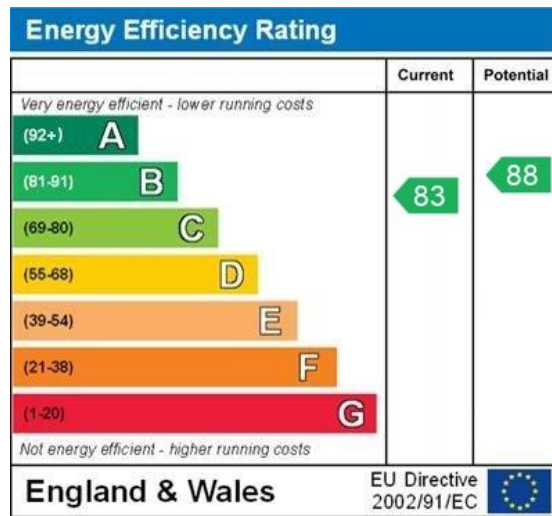
**First Floor**  
58 sq m/624.30 sq ft  
Approx.



**Outbuilding**  
71 sq m/764.23 sq 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 rooms 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 a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan..  
CP Property Services @2024



**Tenure & Charges:** Freehold- Vacant possession will be given upon completion

## Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

Tel: 01777 566400

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.