



Mill Close
North Leverton, Retford

Offers Over £300,000

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Substantial FOUR BEDROOM Detached Family Home Enjoying Far Reaching Views of Farmland to the Rear Elevation

Property Overview

- THREE RECEPTION ROOMS
- Master Bedroom Complete with Dressing Room
- Second Bedroom Benefitting from En Suite Facilities
- Solar Panels Significantly Reducing Running Costs



We are thrilled to welcome this substantial FOUR BEDROOM detached family home to the market, enjoying far reaching views of farmland to the rear elevation. Beautifully arranged over two storeys and boasting ample storage throughout, the versatile living accommodation briefly comprises a welcoming entrance hall, generous lounge, light-flooded kitchen diner with reputable integrated appliances, dining room, utility room, handy ground floor WC, master bedroom complete with dressing room, second bedroom benefitting from en suite facilities, two further bedrooms, and a well-appointed family bathroom. Solar panels to the roof significantly reduce running costs. Outside, an oversized single garage and private driveway cater for several vehicles, whilst a landscaped garden with two seating areas, and a well-placed garden room reside to the rear. Located on a quiet cul de sac in the rural village of North Leverton, 11 Mill Close enjoys a prime location for commuting to the market towns of Retford, Bawtry and Gainsborough via excellent commuter links, all of which offer a wealth of everyday amenities, restaurants, bars, recreational facilities, and schools for all age groups. North Leverton itself boasts a boutique gym, traditional village pub, nearby Post Office, Doctors surgery and Leverton Church of England Academy, all within walking distance of the property. Early viewing is considered essential, we do not anticipate this sizeable, scenically situated property will be on the market for long.

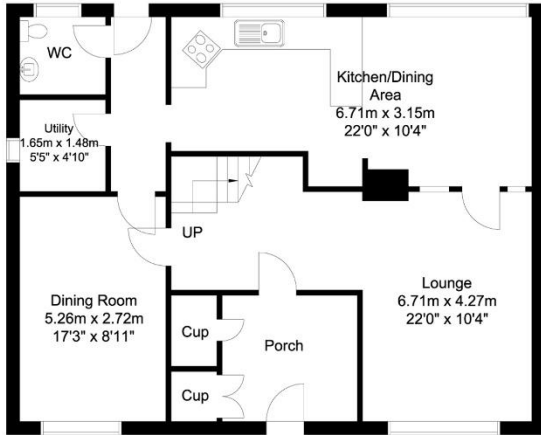
- Oversized Single Garage & Private Driveway Catering for Several Vehicles
- Beautifully Landscaped Rear Garden with Two Seating Areas & Well-Placed Garden Room
- Located on a Quiet Cul De Sac in the Rural Village of North Leverton
- Council Tax Band: D EPC Rating: C



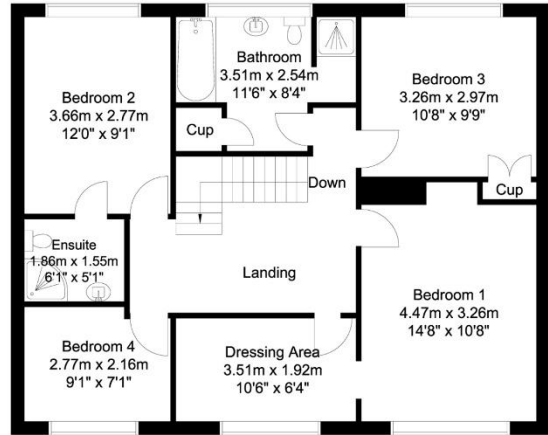
Road links are served by the A1 & M18 which offer greater transport links throughout the UK. Train stations are located in Retford & neighbouring towns, providing direct lines to King's Cross & Edinburgh.



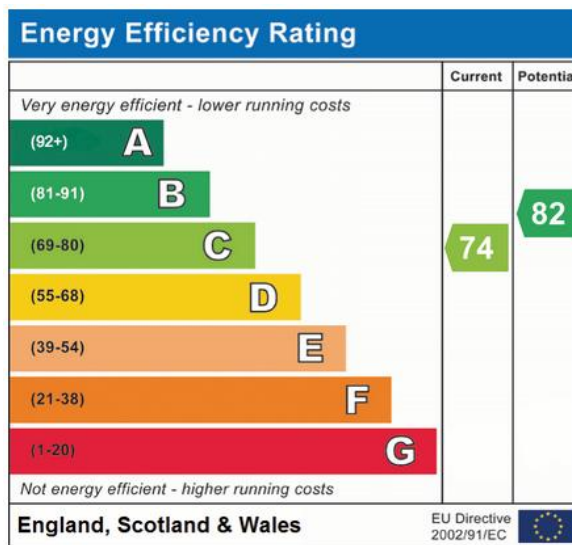
Ground Floor
72 sq m/775.00 sq ft
Approx.



First Floor
72 sq m/775.00 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 @2025



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!

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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.