



Alexander Jacob  
estate agents & company



**Top Street**  
**North Wheatley**

**Offers in the Region of £358,500**

**Property & Estates Consulting**  
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# Top Street North Wheatley

Unique FOUR DOUBLE BEDROOM Dorma Bungalow

## Property Overview

- Boasting a Contemporary, Newly Installed Kitchen
- Master Bedroom Complete with Master En Suite
- Generous Driveway Accommodating Four Vehicles & Single Integral Garage Providing Plentiful Storage
- Set within Wrap Around Gardens in the Highly Regarded Village of North Wheatley
- Enjoying a Prime Location for Commuting to Bawtry, Retford & Gainsborough
- Council Tax Band: D EPC Rating: C

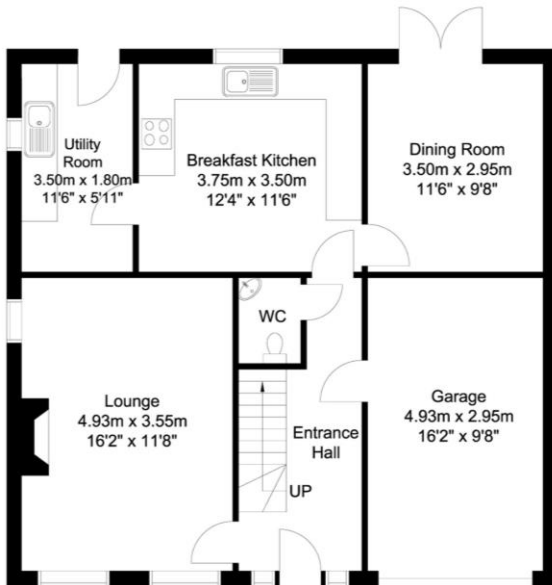


A wonderful opportunity to acquire a unique FOUR DOUBLE BEDROOM dorma bungalow, thoughtfully designed and self-built by the current owners. Boasting a contemporary, newly installed kitchen and set over two storeys, the well proportioned living accommodation also briefly comprises of an entrance hall, lounge, ground floor WC, dining room, utility room/ boot room, galleried first floor landing, master bedroom complete with master en suite, three further bedrooms and a family bathroom. Parking is well catered for on a generous driveway, whilst a single integral garage provides plentiful storage. Set within wrap around gardens in the highly regarded village of North Wheatley, the corner plot enjoys a prime location for commuting to Bawtry and Gainsborough via the A631, and sits well within the catchment area for Queen Elizabeth's Grammar School. North Wheatley itself boasts a nearby Post Office and shop, and North Wheatley Church of England Primary School, which has most recently achieved an outstanding Ofsted rating. For those who enjoy the outdoors, Wheatley Tennis Club is located just a brief walk away on The Playing Fields, welcoming members of all abilities and ages all year round. North Wheatley with Leverton Cricket Club is also close by, with weekly home and away matches during the season. Viewings are highly recommended to fully appreciate the versatile accommodation and easily accessible village setting being offered for sale.

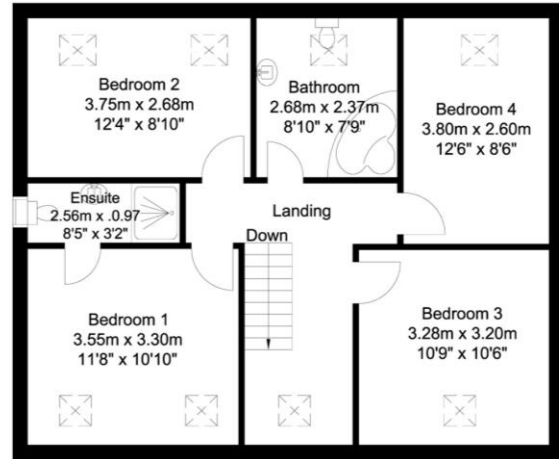
*Road links are served by the M1 & A1(M) offering greater transport links throughout the UK. Train stations in neighbouring towns offer direct lines to King's Cross & Edinburgh.*



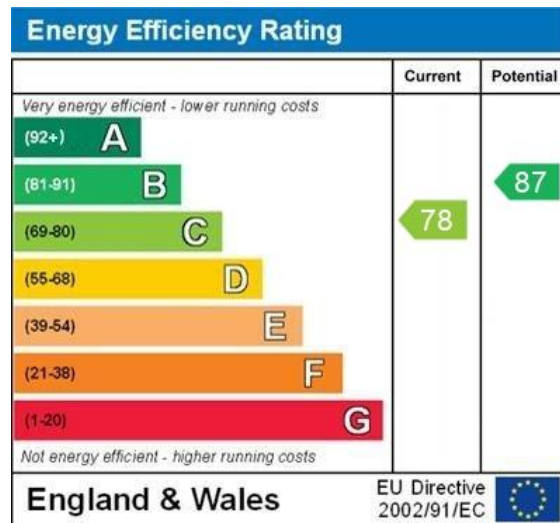
**Ground Floor**  
75 sq m/807.29 sq ft  
Approx.



**First Floor**  
63 sq m/678.12 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.