



Big Lane
Clarborough, Retford

£395,000

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Bespoke THREE BEDROOM Detached Bungalow Measuring Approximately 158 Sq M.

Property Overview

- Fully Modernised Under Current Ownership
- THREE RECEPTION ROOMS
- Master Bedroom Enjoying En Suite Facilities
- Extensive Private Driveway & Attached Double Garage Catering for Numerous Vehicles



A wonderful opportunity to acquire a bespoke THREE BEDROOM detached bungalow, fully modernised under current ownership. Showcasing THREE RECEPTION ROOMS, the beautifully presented living accommodation briefly comprises of a welcoming entrance hall, well-appointed kitchen and utility room boasting reputable integrated Bosch appliances, dining room, contemporary orangery, lounge, master bedroom enjoying en suite facilities, two further bedrooms and a sizeable family bathroom. An extensive private driveway and attached double garage to the frontage cater for numerous vehicles, whilst a fully enclosed laid to lawn garden, patio area and handy shed reside to the rear. Well situated in the heart of Clarborough, known for its close-knit community, and ever popular for its balance between practicality for commuting and rural tranquillity, the corner plot enjoys a convenience store, a lively village pub and Clarborough Primary School in its locality, which has most recently achieved a good Ofsted rating. The Georgian market town of Retford is a little further afield via the A620, hosting a further wealth of everyday amenities, restaurants, bars, boutiques, recreational facilities, and schools for all age groups. Viewings are highly encouraged to fully appreciate the spacious accommodation being offered for sale, and its surrounding area.

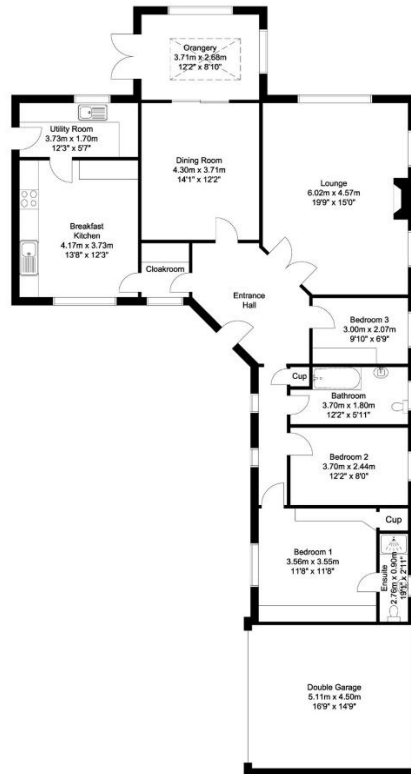
- Fully Enclosed Laid to Lawn Rear Garden, Patio Area & Handy Garden Shed
- Well Situated in the Heart of the Rural Village of Clarborough
- Easy Access to Retford via the A620
- Council Tax Band: D EPC Rating: C



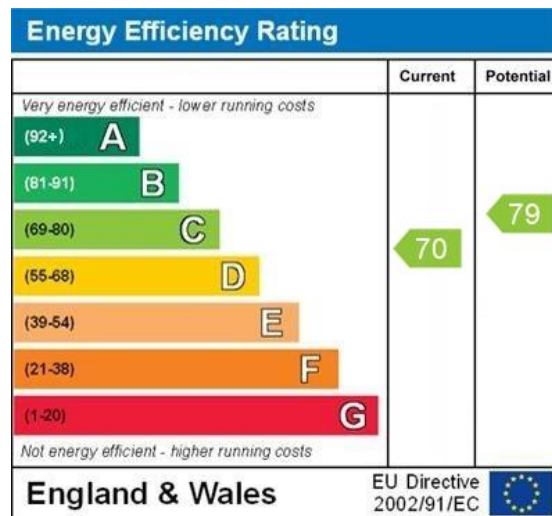
Road links are served by the A620 & A1 which offer greater transport links throughout the UK. Retford Train Station provides a direct line to London King's Cross in less than 90 minutes at selected times.



158 sq m/1700.69 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?

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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.