



£1,600 Per Month

Gardiner Avenue, Fernwood, Newark,



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

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"This beautifully presented property immediately stands out for its quality, space, and attention to detail, making a strong and lasting first impression from the outset."

- Hollie Carter, Associate Lettings Director



A place to truly call home

Entering the property, you are welcomed into the hallway, with access through to the spacious living room, featuring plenty of natural light.

The ground floor also offers a well-proportioned kitchen and dining room, with direct access to the conservatory, providing a pleasant additional living space.

Upstairs, there are three bedrooms, including a generously sized en-suite to the master bedroom, along with a family bathroom and useful storage space. This well-presented three-bedroom detached home offers versatile living space for a family, couple or a single occupant who enjoys extra space.



Step Inside

Welcome to Gardiner Avenue, a spacious three-bedroom detached family home.

Entering the property, you are welcomed into the entrance hallway, which provides access to the main living areas and staircase to the first floor. The living room is a bright and comfortable space, ideal for relaxing with family or entertaining guests.

Moving through the property, you come to the kitchen and dining room, which provides a practical and sociable heart to the home. The kitchen offers plenty of workspace and storage, while the dining area provides a dedicated space for family meals.

From here, there is access to the conservatory, which makes a useful additional reception space. This could be used as a second sitting room, playroom, home office or simply a relaxing space overlooking the garden.

The ground floor is completed by a utility room and a convenient downstairs WC, adding further practicality to the home.

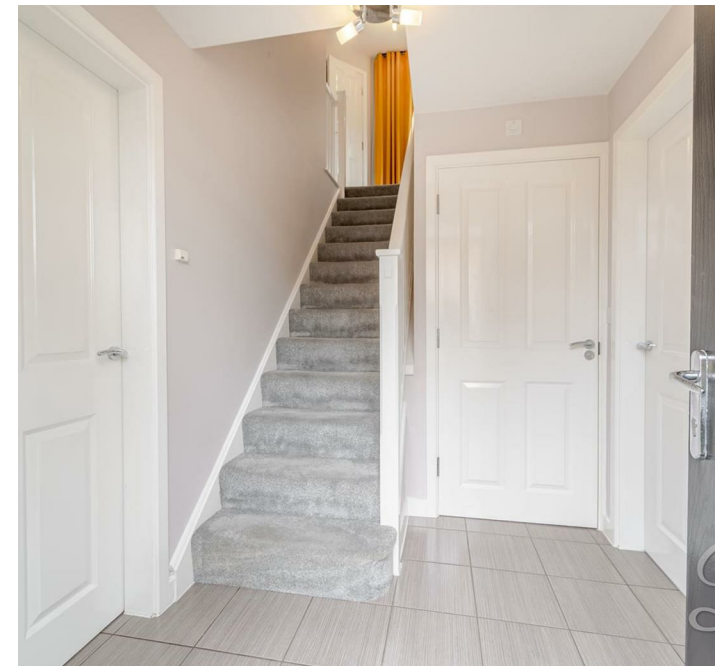
Heading upstairs, the landing provides access to three bedrooms and the family bathroom. The principal bedroom benefits from built-in storage and its own en-suite, providing a private and convenient space for the owners.

The second bedroom is another comfortable room suitable for family members or guests, while bedroom three offers flexibility and could also be used as a home office, nursery or dressing room.

The first floor is completed by the family bathroom, complete with a three-piece suite.

Overall, this property offers a versatile family layout, with generous living accommodation, three bedrooms, a conservatory, useful utility space and excellent bathroom facilities. The combination of separate living and dining areas makes this a practical home for both everyday family life and entertaining.





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Life in Ferwood

Fernwood is a popular and well-established residential development located just outside Newark-on-Trent, offering a convenient and family-friendly setting that is particularly well suited to the rental market. The area provides a modern residential environment with a good selection of properties, attractive green spaces and easy access to the amenities and employment opportunities available in Newark.

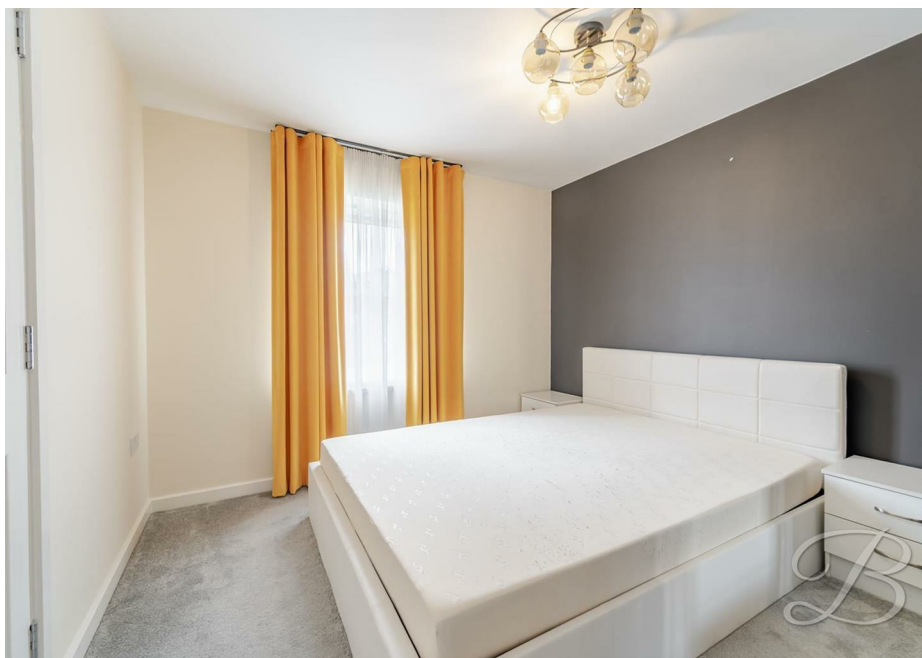
The development benefits from a range of local facilities, including shops, a primary school, children's play areas and community spaces, making it a practical location for tenants looking for everyday convenience close to home. A wider range of supermarkets, shops, restaurants, cafés, leisure facilities and services can be found in nearby Newark town centre.

Fernwood is particularly appealing to families and professional tenants, with its quiet residential streets, open spaces and access to local schools. The surrounding countryside also provides opportunities for walking, cycling and outdoor recreation, offering a pleasant balance between suburban living and the surrounding rural landscape.

For commuters, the location offers excellent transport connections, with easy access to the A1 providing routes towards Nottingham, Grantham, Lincoln and Peterborough. Newark's railway stations also provide regular services to surrounding towns and cities, with connections towards London making the area attractive to tenants who need to travel further afield for work.

The nearby town of Newark-on-Trent provides a lively market-town environment with a broad range of amenities, employment opportunities and leisure facilities. Its historic centre, riverside areas, shops, restaurants and cultural attractions add to the appeal of living within easy reach of the town.

Fernwood is therefore particularly well suited to tenants seeking a comfortable and modern residential environment with excellent transport links and convenient access to local amenities. Its combination of family-friendly surroundings, green spaces, nearby employment and connectivity makes it an attractive location for those looking to rent in the Newark area.





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

Three-bedroom detached family home

Separate utility room

Driveway parking and garage available

Excellent access to Newark town centre

Ideal for families and professional tenants

Size Approx: 1139.12 sq.ft

EPC Rating: C

Council Tax Band: C

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