WELLOW ROAD I OLLERTON I NEWARK I NG22 9FB

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YOUR NEW LOVE!...This warm and homely, two bedroom park home is certainly one to impress. Boasting a deceptively spacious layout, which has been well maintained throughout and exceptionally presented by its current owners to a high standard. We know you are excited, so let's head inside and take a look!

Upon entry you will be pleased to find a spacious hallway which in-turn provides access to the beautiful living room, which has a lovely feature fireplace as the main focal point, creating an inviting and comfortable space for unwinding. Together with dual aspect windows beaming in ample natural light, along with the added benefit of neutral decor and down lights. Double doors lead nicely into the dining room, here you'll find French doors providing easy access to the garden, perfect for those warm summer days.

Heading on further, you will find a well-sized kitchen, fitted with matching cabinets and units providing ample storage space. As well as a tiled splash back and complementary work surface. Not to mention a handy utility fitted with additional cabinets, inset sink and plumbing for appliances.There are also two well-proportioned bedrooms with added luxury of fitted wardrobes and an excellent blank canvas for you to add your own mark. Completing this floor there is a neutral toned en-suite to the master and a wonderful shower room which is sure to impress.

Outside complements this home too, with a patio seating area and maintained lawn. Along with a block paved driveway leading to a detached garage for convenient off-street parking. This home is too good to miss, so call our team today to book a viewing!

Living Room 9'8" x 19'11"
With carpet to flooring, two central heating radiators, down lights, coving. feature fireplace and dual aspect windows. Along with double doors leading into the dining room.

Dining Room 9'1" x 9'5"
With laminate flooring, central heating radiator, down lights and French doors leading outside.

Kitchen 9'5" x 11'9"
Complete with matching cabinets and units, work surface, gas hob, extractor fan, tiled splash back, integrated oven, microwave, stainless steel inset sink and drainer, fridge freezer and window. Along with coving and window.

Bedroom One 9'5" x 13'3"
With carpet to flooring, central heating radiator, fitted wardrobe, down lights, en-suite facility and window.

En-Suite 5'2" x 6'2"
Complete with an enclosed shower, low flush WC, vanity storage, full height tiling and an opaque window.

Bedroom Two 9'5" x 12'5"
With carpet to flooring, central heating radiator, down lights, fitted wardrobe and window.

Shower Room 6'5" x 8'11"
Fitted with a walk-in shower, low flush WC, wash hand basin with vanity storage, extractor fan, down lights and an opaque window to the front elevation.

Utility 5'8" x 6'9"
With shaker style cabinets and units, work surface, ceramic inset sink with mixer tap above, tiled splash back and door leading outside.

Outside
With patio seating area and maintained lawn. Along with a block paved driveway leading to a detached garage.

Ground Floor
87 sq.m / 939.78 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 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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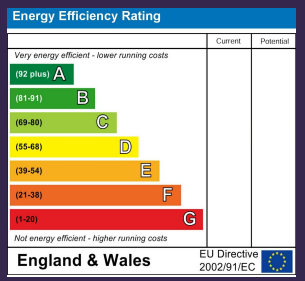

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