

# JOHNSONS & PARTNERS

Estate and Letting Agency



## THE BUNGALOW BRACKENHILL

NOTTINGHAM, NG14 7EF

**GUIDE PRICE £375,000**





## THE BUNGALOW

### BRACKENHILL

Nottingham, NG14 7EF

NO CHAIN | Detached Bungalow | Two Bedrooms | South Facing Gardens | Popular Village Location | Guide Price £375,000 - £395,000 |

Nestled within the picturesque village of Caythorpe, 'The Bungalow' on Brackenhill stands as a beacon of tranquil living, enveloped by open countryside. This two-bedroom detached bungalow offers a rare blend of comfort and rural charm, an ideal abode for various buyers seeking a peaceful retreat.

Upon entering this well-presented property, you're welcomed into a warm living room, setting the tone for homely relaxation. Adjacent lies the dining room, providing a congenial space for entertaining guests or enjoying family meals. The residence boasts two double bedrooms, each offering ample space and a restful atmosphere, ensuring a comfortable night's sleep.

One of the jewels of this delightful home is the south-facing gardens, a haven of tranquility and an ideal spot to soak in the sun or indulge in horticulture. These gardens complement the property's rural setting, allowing for a seamless connection with nature's beauty.

Practical features include a spacious driveway and a garage, ensuring ample parking for up to three vehicles. The property's vacant status presents a smooth transition for those eager to move in without delay.

For those enchanted by the allure of countryside living, yet still within easy reach of local amenities, 'The Bungalow' offers a unique opportunity. Revel in the beauty of rural Nottinghamshire and make this charming, detached bungalow your own slice of pastoral paradise.

### Entrance Hallway







**Living Room**  
15'1" x 11'8" (4.60 x 3.56)

**Dining Room**  
10'7" x 10'2" (3.24 x 3.10)

**Kitchen**  
12'11" x 9'7" (3.96 x 2.94)

**Bedroom One**  
14'2" x 10'1" (4.33 x 3.09)

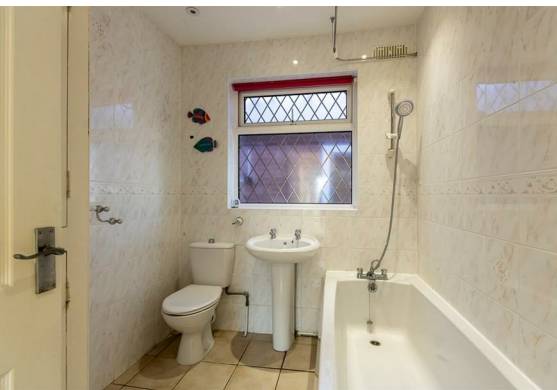
**Bedroom Two**  
11'11" x 11'8" (3.64 x 3.56)

**Bathroom**  
7'9" x 6'5" (2.38 x 1.98)

**Porch**  
17'2" x 3'7" (5.24 x 1.10)

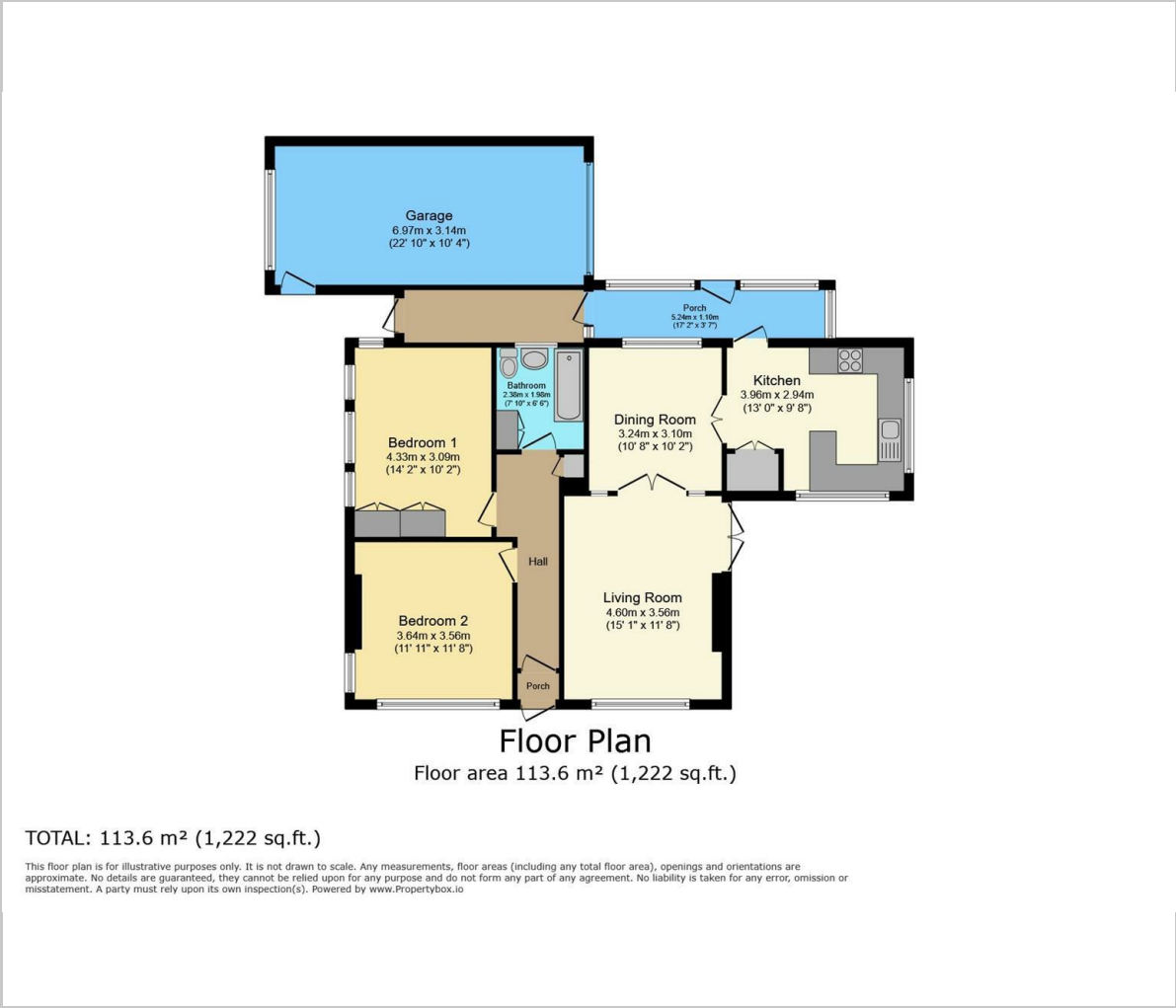
**Garage**  
22'10" x 10'3" (6.97 x 3.14)

**Agents Disclaimer**





Floor Plan



Viewing

Please contact our Burton Joyce Office on 0115 931 2020 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

