

2 Digby Avenue, Newark, NG24 5BX

£260,000

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- Modern Three Bedroom Semi Detached
- Two Felxible Reception Rooms
- Ensuite To Master
- Off Road Tandem Parking
- Three Years Old
- Breakfast Kitchen With Integrated Appliances
- No Chain
- Downstairs WC
- Enclosed Rear Garden
- Easy Access To Transport Links

TURN KEY READY WITH NO CHAIN

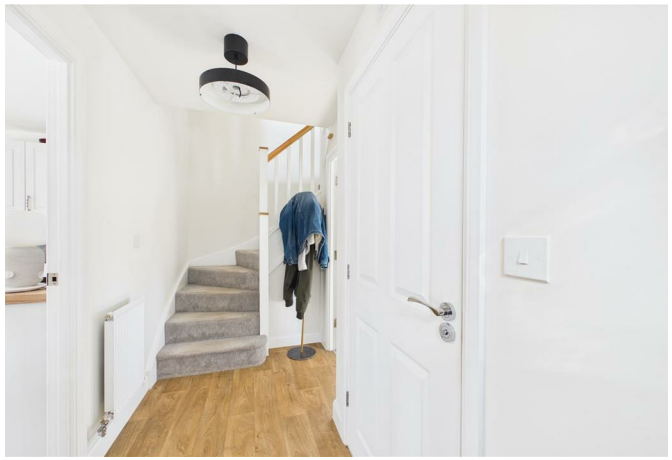
An exceptional opportunity to acquire an immaculate three double bedroom semi-detached family home, situated in the highly desirable location of Fernwood. Offered to the market with no onward chain, this turn-key ready property was constructed just three years ago and benefits from the remaining balance of its original builder warranty, delivering modern comfort and peace of mind.

Distributed thoughtfully across three spacious storeys, the ground floor accommodation begins with an inviting entrance hall that leads into a dedicated dining room at the front of the house, offering a versatile layout ideal for entertaining or home working. Across the hall the contemporary breakfast kitchen comes fully equipped with sleek built-in appliances and features elegant French doors that open directly onto the garden patio.
Moving up to the first floor, you will find a light-filled principal lounge alongside a generous double bedroom and a stylish family bathroom suite. The second floor hosts two further well-proportioned double bedrooms, including the master bedroom which benefits from a Jack and Jill en-suite shower room shared with the adjacent double room.

Externally, the property boasts a fully enclosed garden designed with low maintenance in mind, complete with a paved seating terrace perfect for alfresco dining. A rear garden gate provides direct access out to the off-road tandem driveway, offering comfortable parking for multiple vehicles.

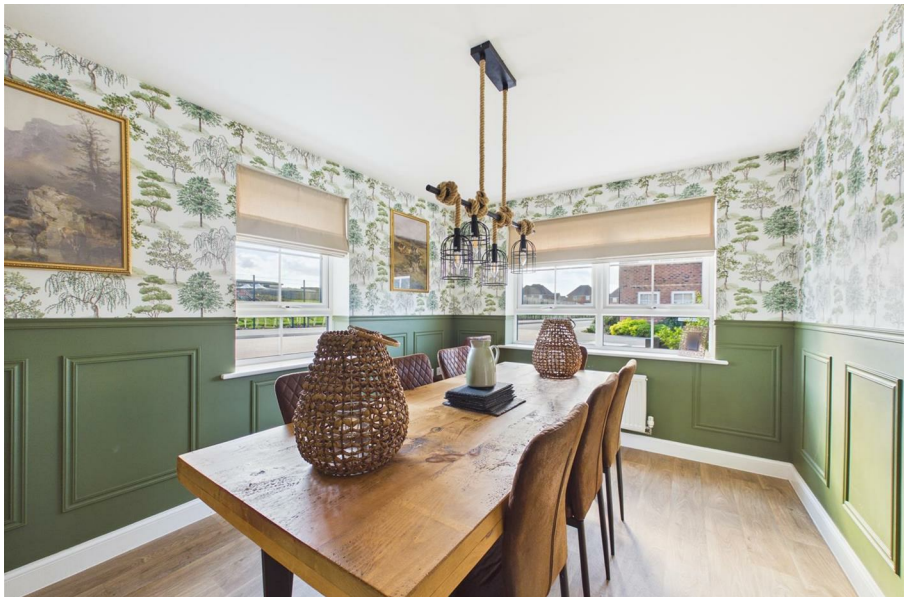
Fernwood is a vibrant, modern community featuring a wonderful array of local amenities within walking distance, including a local convenience shop, village hall, bistro, sports pitches, and charming green spaces. Families are exceptionally well catered for with the highly regarded Fernwood Primary School located directly within the village, alongside accessible secondary education options nearby such as Suthers High School.





Entrance Hall	
Breakfast Kitchen	12'6 x 11'6 (3.81m x 3.51m)
Dining Room	12'6 x 11'8 (3.81m x 3.56m)
WC	5'11 x 2'8 (1.80m x 0.81m)
First Floor	
Lounge	12'6 x 11'6 (3.81m x 3.51m)
Bathroom	6'1 x 5'5 (1.85m x 1.65m)
Bedroom Three	12'6 x 10'4 (3.81m x 3.15m)
Second Floor	
Master Bedroom	15'7 x 12'6 (4.75m x 3.81m)
Jack & Jill Shower Room	7'5 x 5'5 (2.26m x 1.65m)
Bedroom Two	12'6 x 9'1 (3.81m x 2.77m)

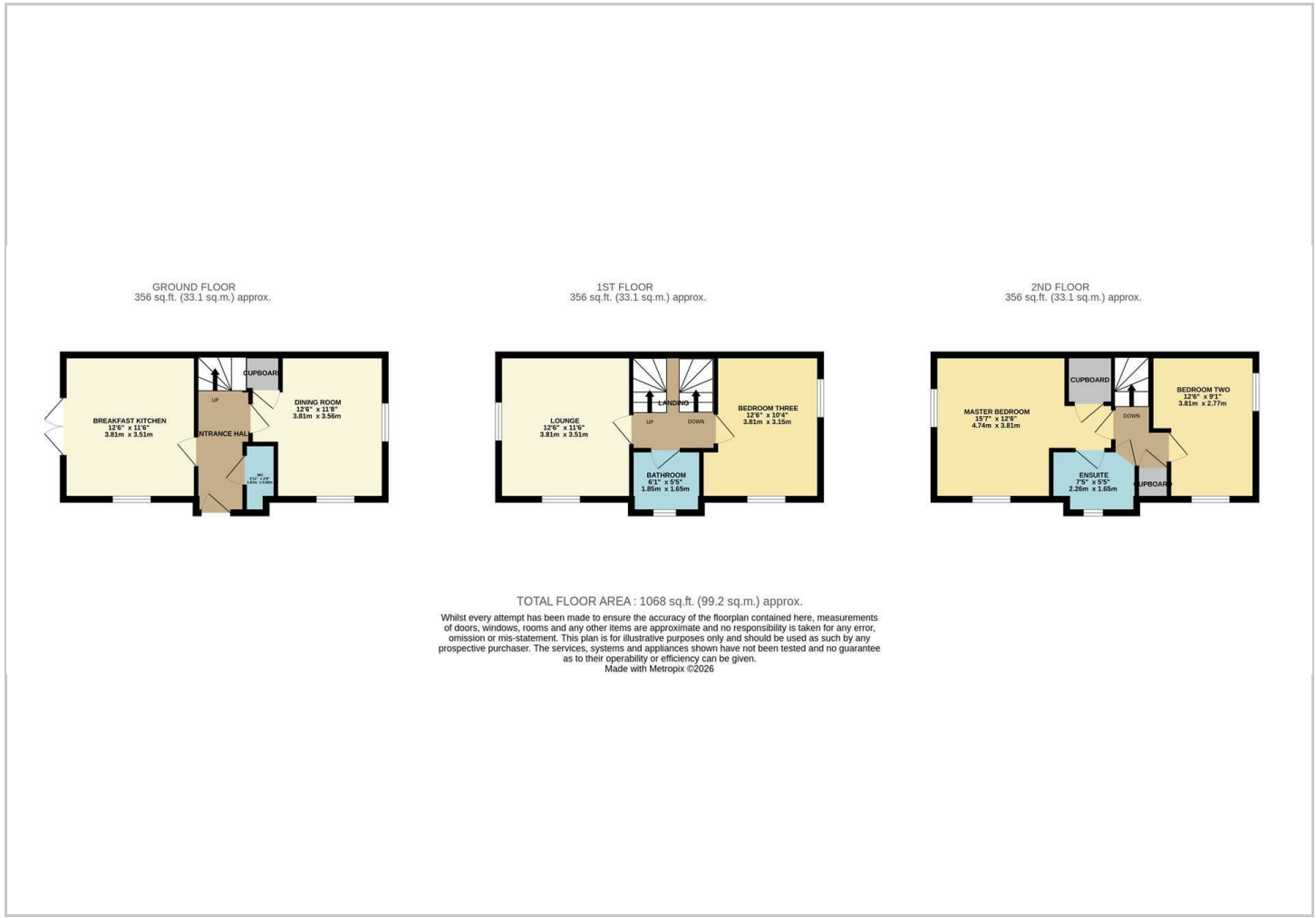




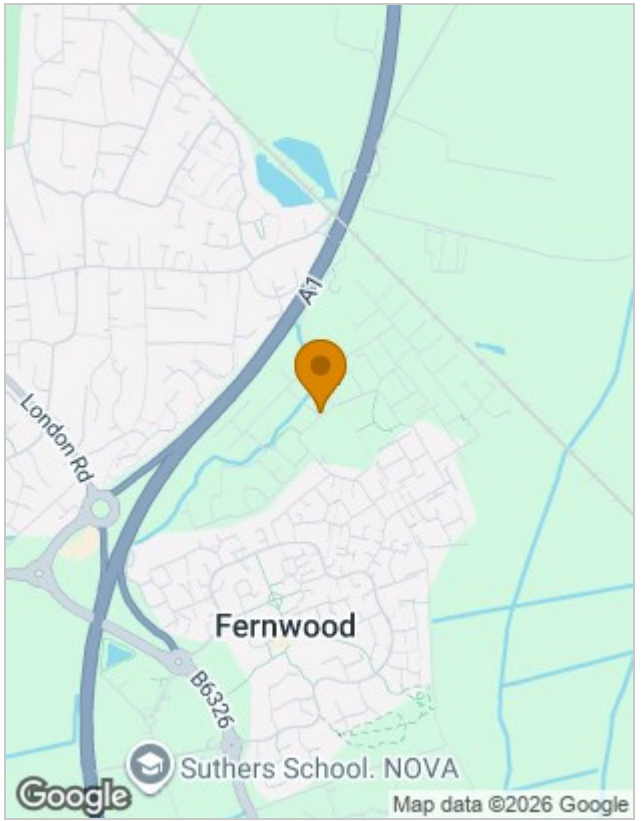
Directions



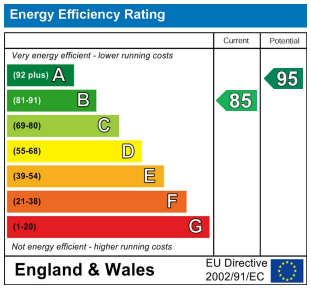
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Sales Office on 01636 555043 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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