



EDLIN & JARVIS
ESTATE AGENTS



9 Oakfield Road
Fernwood, Newark, NG24 3FT

Price Guide £425,000



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*** PRICE GUIDE £425,000 TO £450,000 ***

*** THE ULTIMATE FAMILY SANCTUARY IN FERNWOOD***

Nestled at the private head of a quiet cul-de-sac, this elegant four-bedroom detached residence on Oakfield Road is more than just a house—it's a forever home. Designed with modern family life in mind, it perfectly balances grand social spaces with quiet, private retreats.

A Layout That Lives with You

The heart of this home is the open-plan living kitchen and diner. Whether you're prepping a gourmet Sunday roast or supervising homework over coffee, this light-filled "hub" is where memories are made.

For more formal occasions or focused work, the property offers three versatile reception rooms:

- The Lounge: A sophisticated space for evening relaxation.
- The Dining Room: Perfect for hosting dinner parties and festive celebrations.
- The Snug/Office: An ideal "work-from-home" sanctuary or a cosy media room for the kids.

Restful & Refined Bedrooms

Space is never an issue here, with four generous double bedrooms ensuring everyone has their own sanctuary.

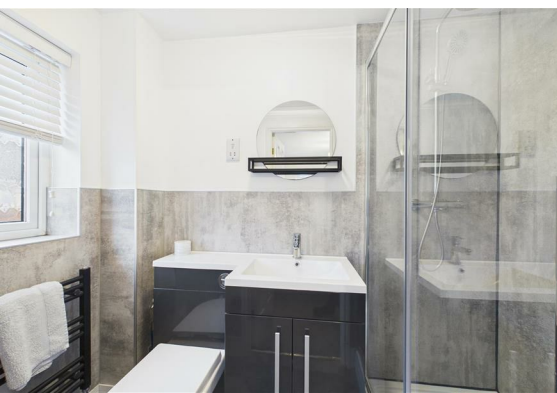
- The Master Suite: A true parent's retreat featuring a dedicated dressing area and a sleek, modern ensuite.
- Guest Luxury: The second bedroom also boasts its own ensuite, making it perfect for older children or visiting family.
- The Family Bathroom: A contemporary space serving the remaining bedrooms with ease.

Practicality Meets Prestige: A welcoming entrance hall, utility room, and downstairs WC keep the "engine room" of the home running smoothly.

The Great Outdoors (With a Secret Perk)

The rear garden has been thoughtfully landscaped into two distinct zones: a chic paved terrace for alfresco dining and summer BBQs, and a lush lawn where children can play safely. The Standout Feature: Beyond the garden gate lies an expansive neighborhood green space, offering a picturesque backdrop and an extended playground right on your doorstep.





Entrance Hall
7'9 x 16'1 (2.36m x 4.90m)

Lounge
11'9 x 16'11 (3.58m x 5.16m)

Snug/Office
11'8 x 6'11 (3.56m x 2.11m)

Dining Room
13'5 x 9'1 (4.09m x 2.77m)

Living Dining Area
8'10 x 17'4 (2.69m x 5.28m)

Kitchen Area
11'6 x 9'3 (3.51m x 2.82m)

Utility Room
7'7 x 5'3 (2.31m x 1.60m)

WC
3'2 x 5'2 (0.97m x 1.57m)

Landing

Bedroom One
11'11 x 13'9 (3.63m x 4.19m)

Dressing Area
4'9 x 10'5 (1.45m x 3.18m)

Ensuite
5'10 x 7'1 (1.78m x 2.16m)

Bedroom Two
13'0 x 10'2 (3.96m x 3.10m)

Ensuite
7'7 x 3'11 (2.31m x 1.19m)

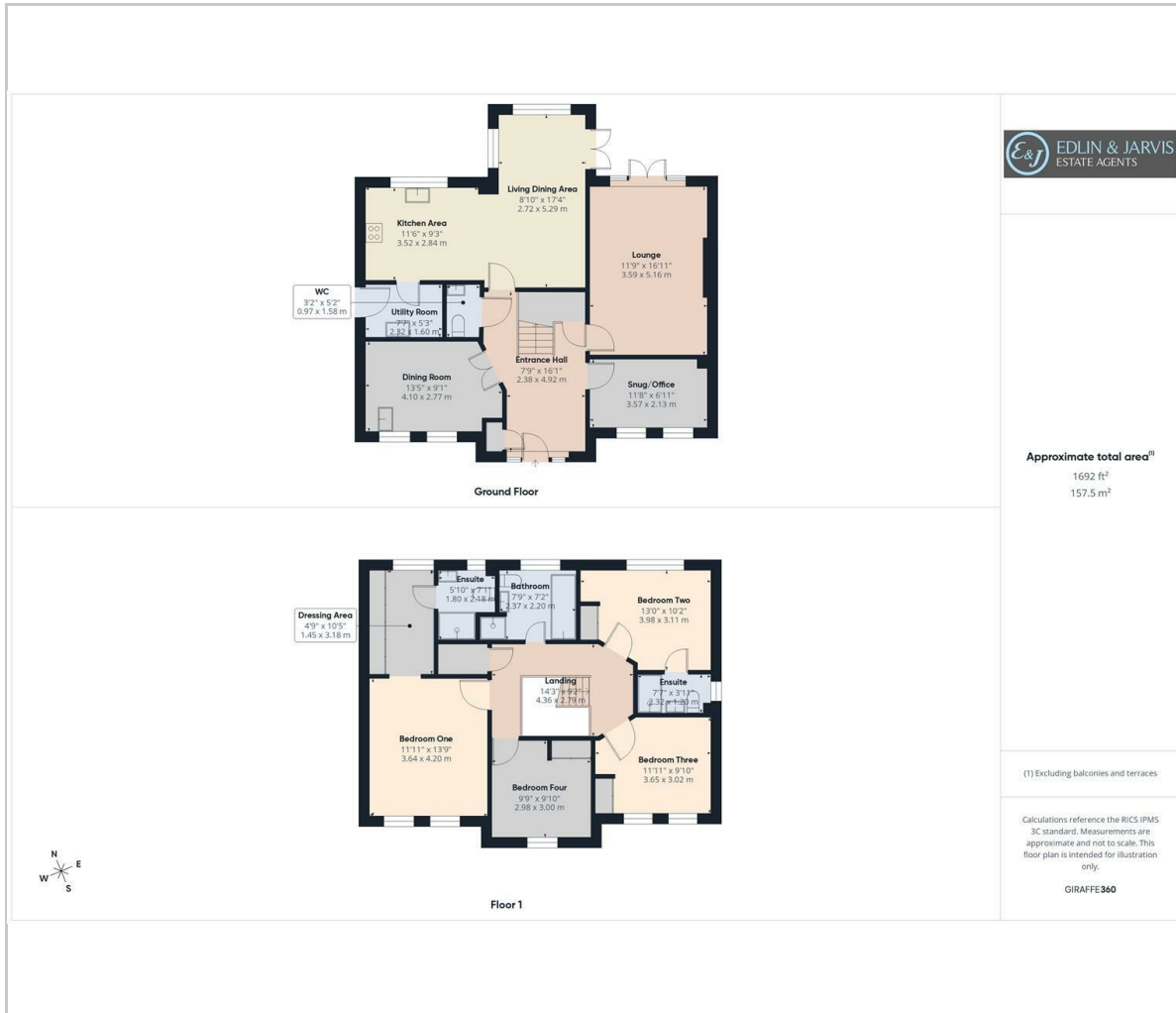
Bedroom Three
11'11 x 9'10 (3.63m x 3.00m)

Bedroom Four
9'9 x 9'10 (2.97m x 3.00m)

Bathroom
7'9 x 7'2 (2.36m x 2.18m)

Double Garage

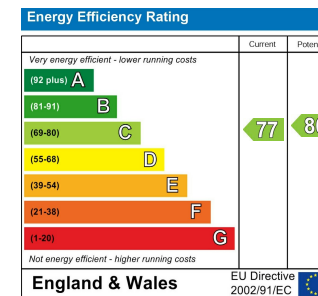
Floor Plan



Area Map



Energy Efficiency 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.

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