



EDLIN & JARVIS
ESTATE AGENTS



55 Clarks Lane
Newark, NG24 2EF

Guide Price £210,000 to £220,000



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TURN KEY READY Guide Price £210,000 to £220,000

Tucked away in a cul-de-sac on Clarks Lane, this beautifully presented three-bedroom semi-detached home offers the perfect blend of modern family living and versatile space. Having undergone a thoughtful garage conversion, the property features significantly enhanced ground-floor accommodation, complemented by a low-maintenance, ready-to-enjoy rear garden.

Step inside to a welcoming entrance layout that guides you into the heart of the home. The modern kitchen is well-equipped with contemporary fixtures, sleek countertops, and plenty of storage.

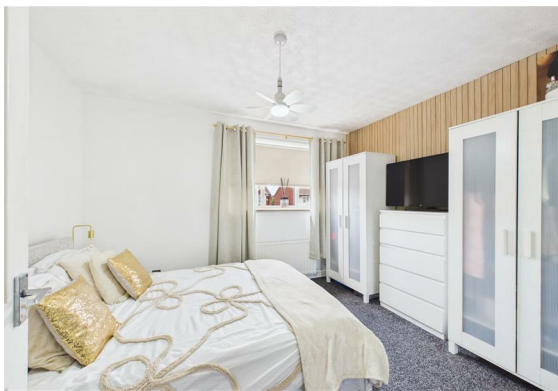
The standout feature of the ground floor is the garage conversion. This bright, multi-functional second reception room offers excellent flexibility to suit your lifestyle, easily transforming into a spacious dining room, a quiet work-from-home office, or a vibrant playroom.

The spacious lounge acts as the ultimate relaxation hub, flooded with natural light thanks to the French doors that open directly onto the outdoor decking.

Upstairs, the property continues to impress with three well-proportioned bedrooms, each offering comfortable living space. The bedrooms are served by a spacious family bathroom, fitted with a clean, contemporary suite.

Outside

The exterior of this property is designed for modern convenience. The front features an expansive driveway providing off-road parking for several vehicles. The enclosed rear garden has been meticulously planned for ease of use, boasting a premium artificial lawn (meaning no mowing!) and a beautiful decked seating terrace that provides the perfect backdrop for outdoor dining and entertaining.





Location & Amenities

Clarks Lane is ideally situated on the outskirts of the historic market town of Newark-on-Trent, offering a fantastic balance between quiet residential living and urban convenience.

Amenities

You are just a short distance from Newark's bustling town centre, which features a historic market square, a superb selection of independent boutiques, major supermarkets (including Waitrose, Morrisons, and Aldi), and an array of excellent cafes, pubs, and restaurants.

Education

The property is exceptionally well-placed for families, sitting within the catchment area of well-regarded local primary and secondary schools. Nearby options include popular primary academies and the highly rated secondary schools in the Newark area, making the daily school run effortless.

Transport Links

Commuters will find the location incredibly well-connected:

By Road: Immediate access to the A1, A46, and A17, providing swift road links to Nottingham, Lincoln, Leicester, and Grantham.

By Rail: Newark boasts two railway stations. Newark North Gate provides a high-speed direct mainline service to London King's Cross (approx. 75–80 minutes), while Newark Castle offers excellent regional services across the East Midlands.

Kitchen

11'2 x 6'1 (3.40m x 1.85m)

Lounge

17'5 x 11'7 (5.31m x 3.53m)
max measurements

Reception Room

15'9 x 8'0 (4.80m x 2.44m)

Landing

Bedroom One

11'9 x 9'8 (3.58m x 2.95m)

Bedroom Two

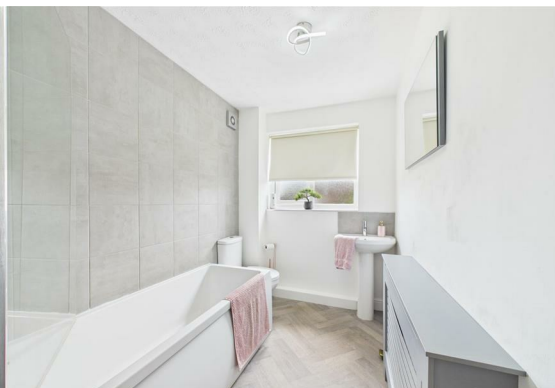
12'0 x 8'5 (3.66m x 2.57m)
max measurements

Bedroom Three

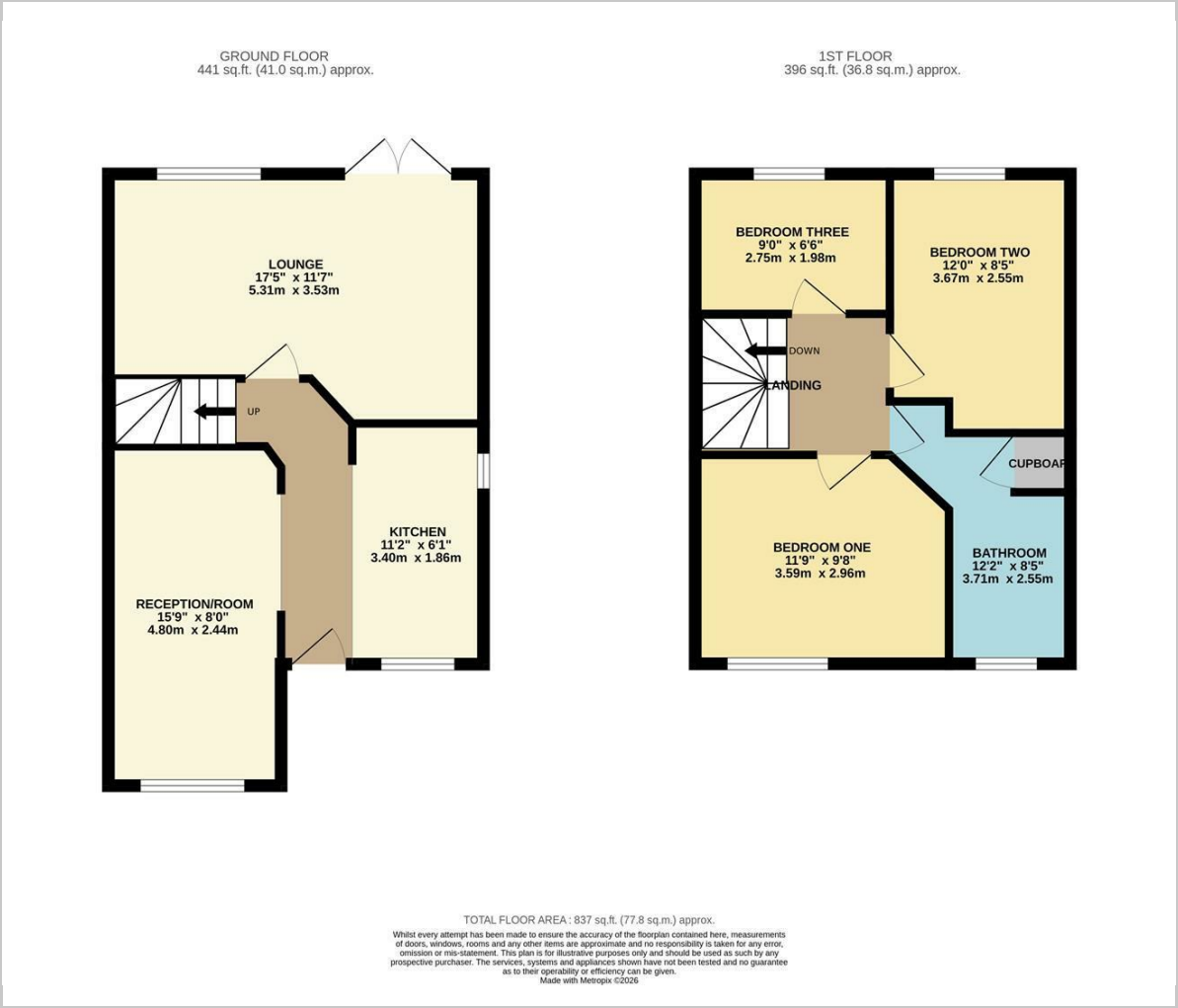
9'0 x 6'6 (2.74m x 1.98m)

Bathroom

12'2 x 8'5 (3.71m x 2.57m)
max measurements



Floor Plan



Viewing

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

