



42 Side Row  
Newark, NG24 2JB

Guide Price £140,000 to £150,000

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## 42 Side Row

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\*\*\*HOME SWEET HOME\*\*\* Guide Price  
£140,000 to £150,000

Nestled on Side Row yet just a stone's throw from Newark town centre, this delightful cottage is an absolute gem, perfect for first-time buyers, small families, or anyone seeking a charming and convenient lifestyle.

The lounge boasts a log burner for those winter nights, and the kitchen diner is a place to cook up a culinary treat or entertaining guests.

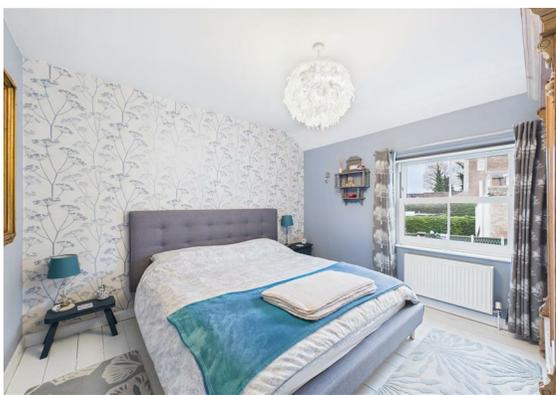
Upstairs there are two double bedrooms perfect for a small family or hosting guests. The modern family bathroom is located on the ground floor.

Outside there is an enclosed easy maintenance garden ideal for summer BBQs or simply enjoying your morning coffee.

The property benefits from gas central heating and UPVC double glazing.

Side Row boasts an ideal location with unparalleled convenience. Enjoy easy access to local amenities, well-regarded schools, and excellent transport links, making it a practical choice for commuters. For those traveling further afield, Newark Northgate train station is within walking distance, offering direct access to London King's Cross Station in approximately 1 hour and 15 minutes.

This wonderful cottage is a fantastic blend of comfort, character, and convenience, making it an absolute must-see for anyone looking to settle in the vibrant town of Newark.





**Lounge**  
12'0 x 11'5 (3.66m x 3.48m)

**Kitchen Diner**  
12'0 x 11'4 (3.66m x 3.45m)

**Lobby**

**Bathroom**  
7'3 x 6'8 (2.21m x 2.03m)

**Landing**

**Bedroom One**  
12'0 x 11'4 (3.66m x 3.45m)

**Bedroom Two**  
12'0 x 11'5 (3.66m x 3.48m)



## Floor Plan



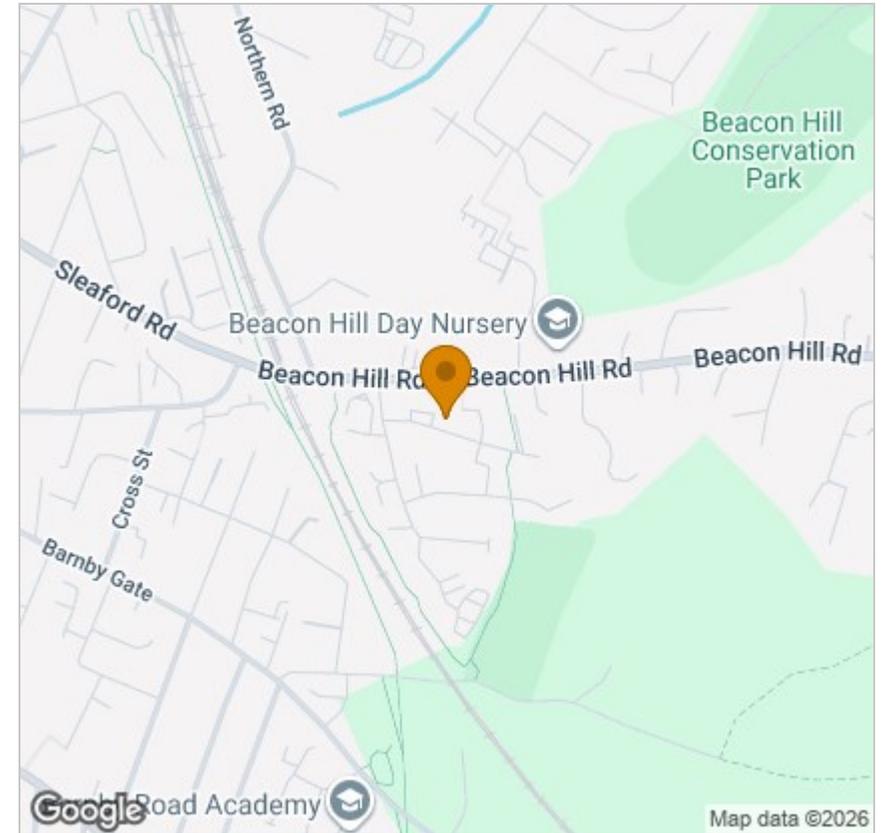
## Viewing

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

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36 Middle Gate, Newark, NG24 1AL  
Tel: 01636 555043 Email: [enquiries@edlinandjarvis.co.uk](mailto:enquiries@edlinandjarvis.co.uk) <https://www.edlinandjarvis.co.uk/>

## Area Map



## Energy Efficiency Graph

