



1 Hillside Drive Southwell NG25 0JZ

Guide price £445,000 - £455,000 Freehold





A rare opportunity to acquire a beautifully presented and updated 3 bedroom detached bungalow situated in a convenient and sought after location close to the town centre. The property has been tastefully updated throughout and includes a comfortable and inviting lounge, re-fitted kitchen dining room, luxury family bathroom, en suite shower room to the guest bedroom and built in wardrobes to the master bedroom. Outside, there is a delightful landscaped west facing rear garden with substantial outbuilding/ garden store, plus ample driveway parking to the front. The location is extremely convenient for Southwell town centre, with its numerous independent shops, eateries, famous minster (cathedral) and other historic buildings.

Priced competitively to appeal to buyers in strong purchasing positions. Early viewing strongly advised.

Gas central heating / double glazing / all main services / council tax band D

Guide price £445,000 - £455,000 Freehold

Viewing through Jonathan Fitzpatrick Village & Country Homes  
64 Main Street Farnsfield NG22 8EF

**Tel 01623 392676**

Email [mail@jfea.co.uk](mailto:mail@jfea.co.uk)

Web [jfea.co.uk](http://jfea.co.uk)



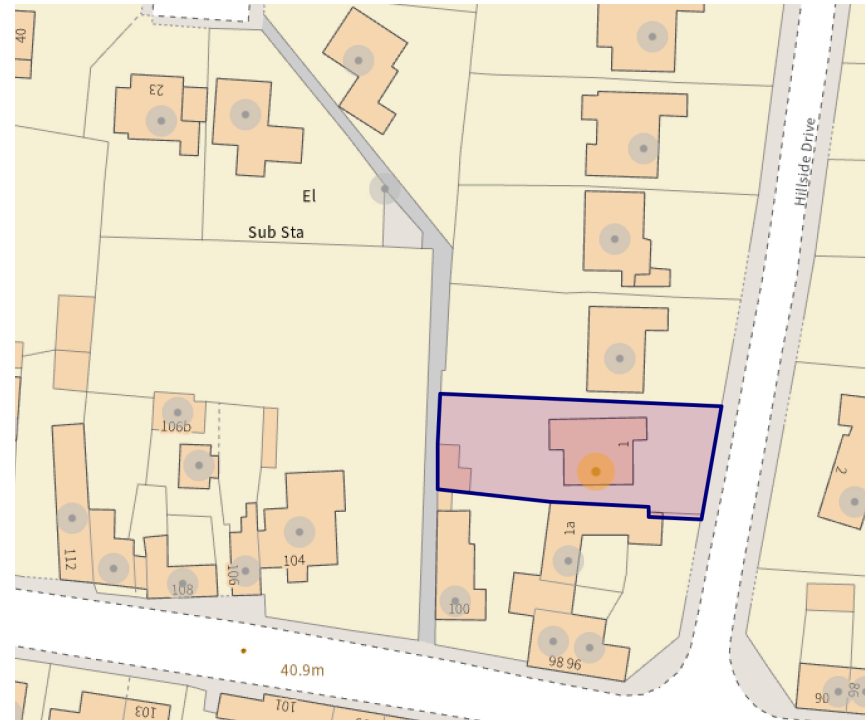
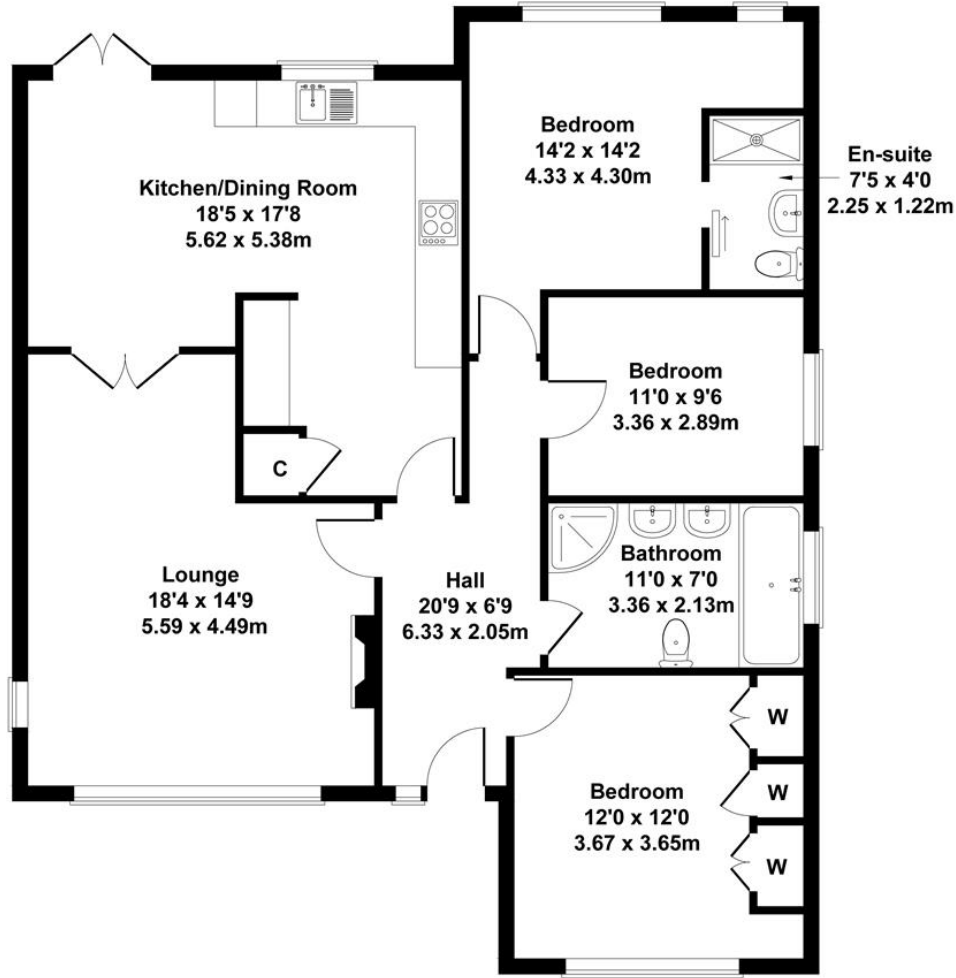






# Hillside Drive, Southwell, NG25 0JZ

Approximate Gross Internal Area  
1119 sq ft - 104 sq m



Energy performance certificate (EPC)		
1 Hillside Drive SOUTHWELL NG25 0JZ	Energy rating <b>D</b>	Valid until: 20 July 2033 Certificate number: 0300-2310-8230-2727-2801

Not to Scale. Produced by The Plan Portal 2023  
For Illustrative Purposes Only.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements