



Woodnewton Road, Nassington

£820,000





This distinctive stone-built home, constructed just over 10 years ago, is immaculately presented throughout. A spacious entrance hallway welcomes you into the property and leads to the open-plan kitchen/dining room. Thoughtfully designed, this space features granite worktops, a breakfast island with integrated cupboard storage and conveniently placed power points beneath, LED spotlights, and an integrated dishwasher. The layout easily accommodates a large family-sized dining table, while bi-folding doors open onto the well-maintained garden, perfect for indoor-outdoor living. The garden offers both a generous patio and a central circular seating area - ideal for alfresco dining and entertaining. The grand living room connects to the kitchen/diner via elegant teak wooden doors, offering the flexibility of an open-plan space or a separate living area. French doors introduce natural light and provide additional access to the garden. A wood burner forms the focal point of this neutrally decorated room. Also on the ground floor is a second reception room, currently used as a snug or office, a sleek downstairs cloakroom, and a practical utility room. Underfloor heating runs throughout the ground floor, with individual thermostats in each room, complemented by beautiful Amtico flooring. Upstairs are four double bedrooms. Three have en-suite shower rooms, in addition to a stylish family bathroom. The primary bedroom includes two built-in double wardrobes and an en-suite with a spacious double shower featuring both a drencher and handheld mixer head. The second bedroom enjoys countryside views, a built-in wardrobe, and a modern en-suite. Bedroom three boasts a marble-tiled en-suite, brightened by a charming porthole window. The fourth bedroom, a generously sized double, is currently used as a study. Outside, the property impresses with strong curb appeal and extensive parking, including a double garage and driveway for up to five cars, and convenient side access to the garden.





This contemporary home is set in the picturesque village of Nassington, nestled along the banks of the River Nene and surrounded by stunning countryside. Nassington is a vibrant community with a variety of amenities, including a primary school, post office, village hall, local shops, and traditional pubs. Residents also enjoy sports and social clubs, such as cricket, football, and gardening.

The nearby market town of Oundle offers further facilities, including a secondary school, leisure centre, a wide selection of shops and restaurants, and a weekly market.

Tenure: Freehold  
Oil Central Heating  
Underfloor Heating  
Council Tax: Band G  
EPC: Band C







ENTRANCE HALL

KITCHEN/DINER 21' 9" x 14' 11" (6.63m x 4.55m)

LIVING ROOM 17' 3" x 17' 11" (5.26m x 5.46m)

SNUG/STUDY 12' 9" x 14' 9" (3.89m x 4.5m)

UTILITY ROOM 5' 6" x 11' 5" (1.68m x 3.48m)

CLOAKROOM

LANDING

BEDROOM ONE 16' 1" x 17' 8" (4.9m x 5.38m)

ENSUITE

BEDROOM TWO 14' 8" x 10' 9" (4.47m x 3.28m)

ENSUITE

BEDROOM THREE 9' 8" x 16' 4" (2.95m x 4.98m)

ENSUITE

BEDROOM FOUR 10' 4" x 9' 9" (3.15m x 2.97m)

BATHROOM

EXTERIOR

GARDENS

DRIVEWAY

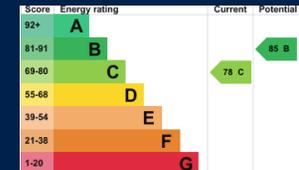
DOUBLE GARAGE 21' 3" x 18' 5" (6.48m x 5.61m)



# Woodnewton Road, Nassington



This handsome stone detached family-sized home has an impressive floorplan, with an open-plan kitchen/dining room, a living room, a snug/office, a utility room, downstairs cloakroom, four double bedrooms, three en-suites, and a family bathroom. With a double garage and a driveway for at least five cars, this property provides ample parking and living space. This pristine home allows for flexible living and enjoys a garden perfect for entertaining. Located in the popular village of Nassington.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and 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/tenants are advised to recheck the measurements