



An individual and well appointed barn conversion set within the Vale of Belvoir
Plot 1, The Old Cow Shed, Barnstone Lodge Farm, Granby, Nottinghamshire

savills.co.uk

savills

Plot 1, The Old Cow Shed, Barnstone Lodge Farm, Granby, Nottinghamshire NG13 9JN

Guide Price £675,000

Accommodation

- four bedrooms with en-suite to the master bedroom
- one family bathroom
- lounge
- study
- kitchen
- set within approximately half an acre
- tandem double garage

Directions

From Nottingham take the A52, and continue over the Saxondale roundabout towards Grantham. Take the right turning signposted Granby/Plungar. On entering the village of Granby, continue straight though and out towards Plungar. The entrance to the property can be found approx ½ mile on the right hand side. Identified by Savills for sale board.

Descriptions

The Old Cow Shed is a spacious barn converted to an exceptional standard using a range of traditional materials in the desirable Vale of Belvoir with a NCHB ten year guarantee. The property offers an abundance of character throughout with accommodation arranged over two levels. Standing within ½ an acre plot it also enjoys views over open countryside.

Accommodation

Entrance Hall/Formal Diner Pre-finished light Oak laminate flooring, exposed roof timbers, stairs to first floor.

Cloaks/WC low level wc, wash hand basin on pedestal in white with Victorian style chrome fittings.

Study fully carpeted.

Lounge fully carpeted, exposed beams to ceiling, combination of eyeball spot down lighters and cast iron multi fuel wood burning stove.

Kitchen/Diner ivory solid wood cabinets, solid oak worktops, white Belfast sink with chrome mixer taps. AEG integrated dishwasher, fridge and freezer units, black Sandiford Sherlock cooker range, down lighters.

Galleried Landing with Cast Iron opening roof lights and exposed beams to ceiling.

Bedroom One front/rear elevation, fully carpeted En-suite Victorian style wash hand basin, wc, with shower, chrome heated towel rail.

Bedroom Two front/rear elevation, fully carpeted.

Bedroom Three front elevation, fully carpeted.

Bedroom Four front elevation, fully carpeted.

Family Bathroom Victorian style free standing Solid Cast Iron rolled top bath, one wash hand basin, wc in white with chrome fittings.

Viewing

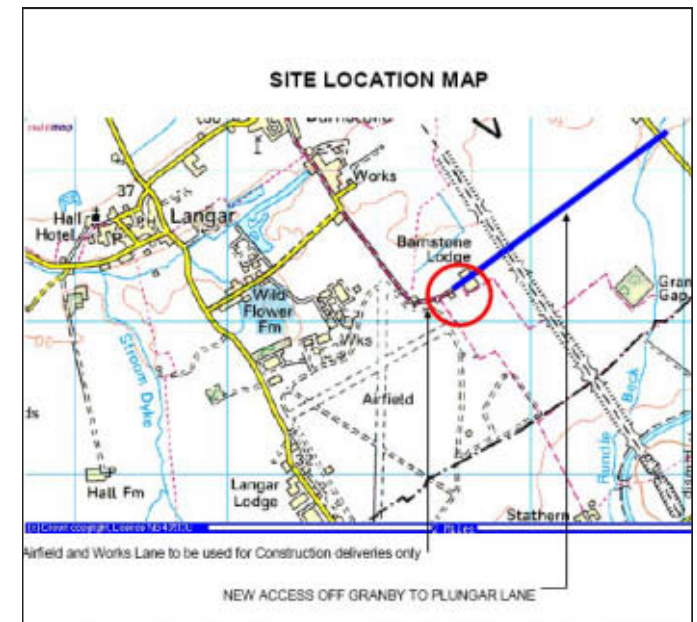
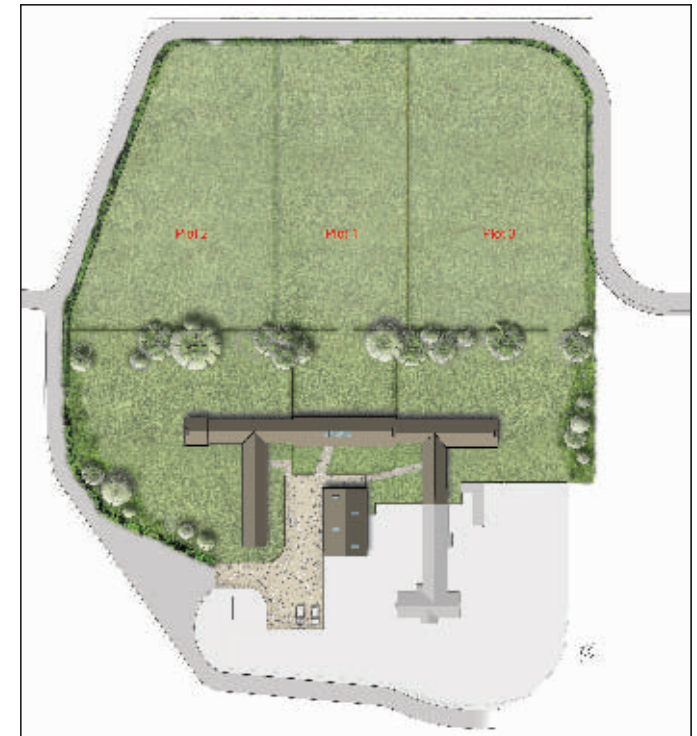
Strictly by appointment with Savills.

Important Notice

Savills, their clients and any joint agents give notice that:

1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.

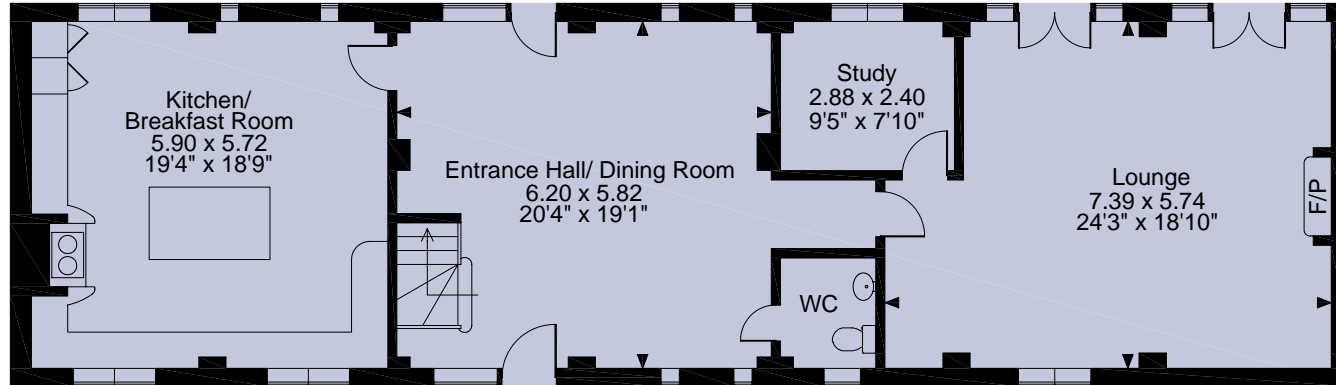
2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



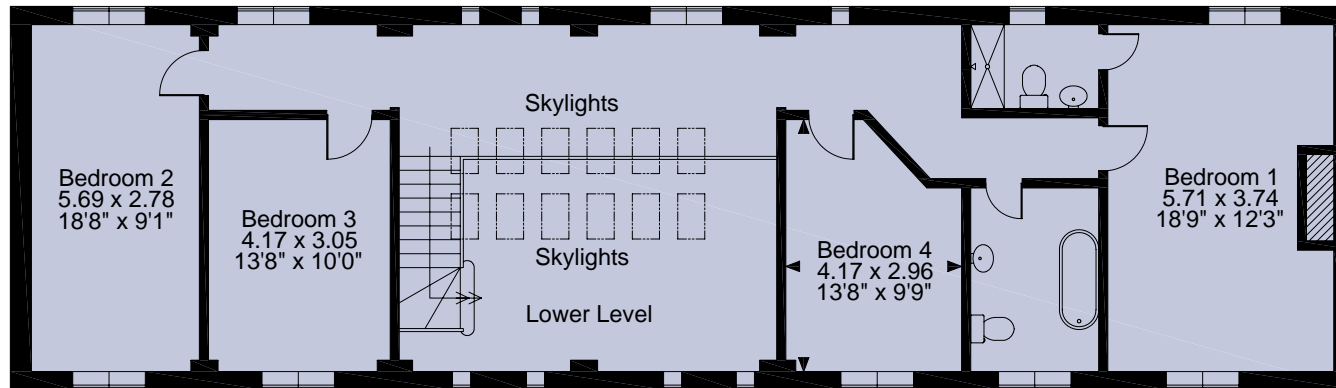


The Old Cowshed, Barnstone

For identification purpose only. Not to scale.
© ehouse. Drawing ref. dig/8067521/ANW



Ground Floor



First Floor



Savills Nottingham

9 Fletcher Gate, Nottingham, NG1 1QQ

jpeake@savills.com

0115 934 8020

RK707021

