



1 Car Colston Road

Screveton

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Screveton, Nottinghamshire, NG13 8JL

Originally built in the 1950s, this beautifully extended semi-detached house has been thoughtfully renovated and enhanced over the past decade to create a stylish and comfortable family home. Nestled in the heart of a lovely rural village, the property enjoys an idyllic setting surrounded by rolling countryside, with uninterrupted views to the rear stretching all the way to Belvoir Castle.

The interiors are immaculately presented, combining period character with modern design, including original internal doors, high ceilings, and contemporary finishes throughout. The property offers generous and versatile accommodation arranged over two floors, featuring a sitting room, open-plan kitchen/living/dining space, study, utility with shower, cloakroom, and four bedrooms.

Externally, the property benefits from a stunning rear garden with a pergola, fruit trees, and far-reaching views, as well as private parking for up to three vehicles at the front.







Step Inside

The front door opens into a welcoming entrance hall laid with tiled flooring, with stairs rising to the first floor directly ahead. A door to the right leads into the sitting room, an inviting space positioned at the front of the property. This elegant room features light wood-effect herringbone Rhinofloor Evolution LVT flooring, fitted in 2023, and a charming log burner set beneath an oak mantelpiece on a tiled hearth, creating a warm and cosy focal point.

From the sitting room, a door leads through to the stunning open-plan kitchen, living, and dining room, which forms the heart of this impressive home. Extended in 2022, this space offers excellent flow and versatility, perfectly suited to modern family living and entertaining. The kitchen is fitted with sleek matt grey cabinetry complemented by black fittings and a Polyray compact monochrome worktop. Integrated appliances include a fridge freezer, wine fridge, slimline dishwasher, and a single oven, with a Zanussi induction hob set within the breakfast bar which also provides seating for two. A one-and-a-half bowl ceramic sink with drainer completes the space.





The adjoining dining and living area forms an attractive L-shaped layout, providing ample room for a dining table and comfortable seating area. The tiled flooring continues seamlessly throughout, while large sliding glass doors open directly onto the rear garden, perfectly framing the exceptional countryside views beyond.

From the kitchen, an internal hall provides access to a further reception room, the utility cum shower room, and a cloakroom—all forming part of the two-storey side extension completed in 2023. A large fitted cupboard, mirroring the cloakroom cabinetry, offers excellent cloaks and shoe storage. The cloakroom is conveniently located under the stairs and fitted with a wash hand basin and WC.

The front reception room offers an ideal space for a home office, with the same attractive LVT flooring as the living room. Versatile in use, this room could also serve as a ground-floor bedroom if required.

The utility cum shower room is superbly appointed, with fitted cabinetry along one wall providing excellent storage and housing space for a washing machine beneath a wooden worktop. A Belfast sink adds a touch of charm, while opposite is a large tiled shower enclosure with a glass door. A side external door provides practical access to the outside.





And so to bed

Stairs rise to a bright first-floor landing providing access to the four bedrooms and family bathroom.

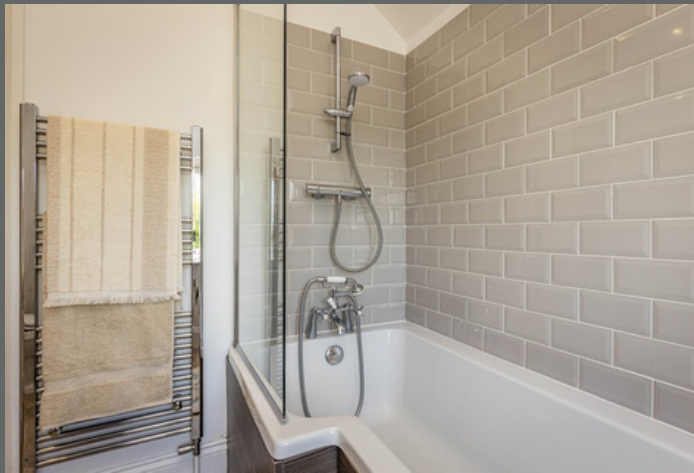
The primary bedroom, located at the front of the property, is a spacious and beautifully presented king-size room with ample space for freestanding wardrobes or a dressing area. A white-painted wrought iron fireplace serves as a charming period feature, adding character and warmth to the space.

The second bedroom, a generous double, is positioned to the rear and enjoys spectacular field views stretching out to Belvoir Castle. A large fitted cupboard in the corner houses the hot water tank and electric boiler.

The remaining two bedrooms occupy the first floor of the side extension. The larger of the two, to the front, is a comfortable double room, while the single room to the rear offers a peaceful outlook and would make an ideal nursery or home office.

The family bathroom is attractively finished, featuring an L-shaped bath with shower over and glass screen, stylish subway tiling, a wash hand basin, and WC.





Gardens

To the front, the property is approached via gated access leading onto a gravelled driveway, providing off-street parking for up to three vehicles. A planted bed adds an attractive splash of greenery to the frontage.

The rear garden is a true highlight, designed to make the most of its beautiful countryside setting.

Immediately to the rear of the house is a small gravel patio, perfect for a bistro set or morning coffee spot. Beyond this, an extensive lawn stretches the length of the garden, bordered by a mature hedge and dotted with feature trees. About halfway down, discreetly screened by additional hedging, is a practical area for bin storage and a large garden shed.

Tucked behind this, a stunning pergola creates a private oasis with a paved seating area, offering a sheltered retreat perfect for relaxing or entertaining while enjoying the far-reaching rural views. At the end of the garden, several fruit-bearing trees—including apple and pear varieties—provide seasonal produce, complemented by two raised beds planted with hydrangeas.



Finer Details

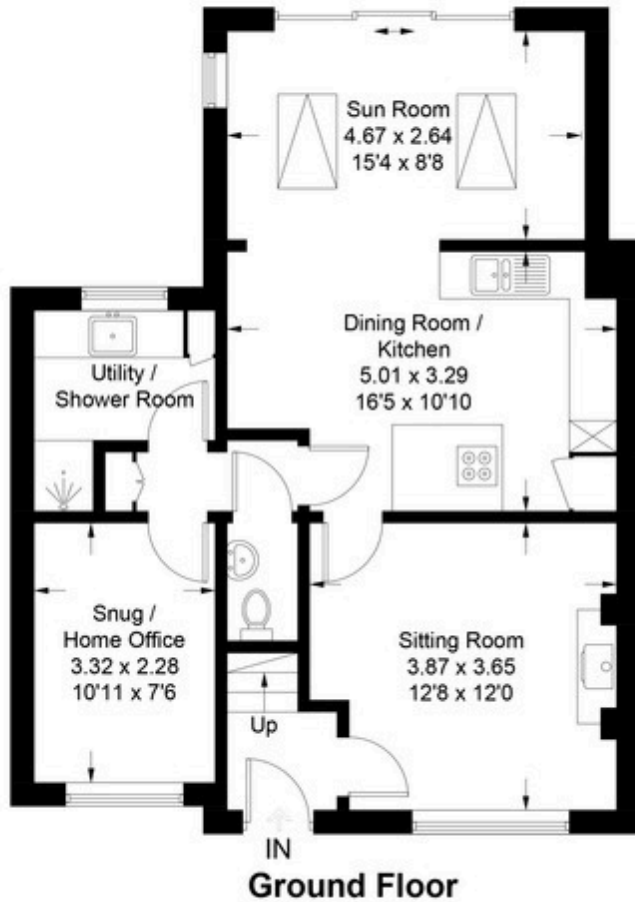
Local Authority: Rushcliffe Borough Council
Council Tax Band: B

Tenure: Freehold
Possession: Vacant upon completion

EPC Rating: 56 | D
EPC Rating Potential: 64 | D



Approximate Gross Internal Area = 112.8 sq m / 1214 sq ft



Local Area

Screveton is a picturesque and highly regarded village situated within the attractive Nottinghamshire countryside, offering a peaceful rural setting whilst remaining conveniently placed for access to larger centres. The village benefits from a strong community atmosphere and is home to the well-regarded Screveton Church of England Primary School and the historic St Wilfrid's Church. In addition, the village also benefits from Farmeco Community Care Farm which houses the local café Caffè Velo Verde, Arrowolf Hair Studio, The Wellness Shed and Screveton Shed.

A wider range of day-to-day amenities, including supermarkets, independent shops, cafés, restaurants, healthcare facilities and secondary schooling, can be found in nearby Bingham, approximately four miles away. Excellent road links are available via the nearby A46 and A52, providing straightforward access to Nottingham, Newark-on-Trent and Grantham, while rail services from nearby Aslockton offer connections across the region. Surrounded by open countryside, walking routes and rural landscapes, Screveton combines the charm of village living with convenient access to a comprehensive range of amenities and commuter links.

Services

Mains water, drainage, and electric are understood to be connected. The property has electric central heating. None of the services nor appliances have been checked by the agent.

Fixtures & Fittings

Every effort has been made to omit any fixtures belonging to the Vendor in the description of the property and the property is sold subject to the Vendor's right to the removal of, or payment for, as the case may be, any such fittings, etc. whether mentioned in these particulars or not.

The site and floor plans forming part of these sale particulars are for identification purposes only. All relevant details should be legally checked as appropriate.



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