

Rex Gooding



241 Loughborough Road, West Bridgford, NG2

Asking Price: £675,000

This exceptional detached family home enjoys a prominent central position within a generously proportioned plot, offering substantial privacy and seclusion. The property's mature landscaping and carefully positioned location on the plot create a private sanctuary perfect for outdoor entertaining and family activities with a generous amount of driveway parking and front and rear gardens.

The home has been thoughtfully extended to the rear, with a full-width expansion across two storeys that seamlessly blends contemporary living with the original property. The heart of the home features a light-filled semi-open plan kitchen, dining, and living area, flooded with natural light and perfectly proportioned for modern family living and entertaining. The bespoke kitchen has granite worktops and an induction hob. A dedicated utility room provides practical separation from the main living spaces, whilst the elegant bay-fronted living room to the front of the property offers a more intimate setting complete with multi-fuel burning stove. The ground floor is complemented by a discreetly positioned downstairs cloakroom accessed from the spacious entrance hall.

The first floor comprises four double bedrooms, with the principal bedroom enhanced by a private ensuite shower room. A well-appointed family bathroom serves the remaining bedrooms, providing flexibility for growing families. An additional fifth bedroom is situated on the second floor, offering versatility as a guest room or home office, allowing the property to adapt to your evolving lifestyle needs.

This superb home is situated in West Bridgford one of the region's most coveted residential addresses, renowned for its vibrant community atmosphere and excellent amenities. The location places you within walking distance of numerous bars, restaurants, and shops, whilst providing convenient access to Jesse Gray Primary School and The West Bridgford School, making it an ideal choice for families prioritising both lifestyle and education.

Accommodation & Amenities

- Detached family home set prominently within a generous plot offering substantial privacy and mature landscaping.
- Two-storey rear extension seamlessly blends contemporary living with the original property design.
- Light-filled semi-open plan kitchen, dining, and living area with a dedicated utility room for practical separation.
- Elegant bay-fronted living room at the front features a multi-fuel burning stove for a more intimate setting.
- Four double bedrooms on the first floor, with the principal bedroom featuring a private ensuite shower room.
- Family bathroom serves the remaining bedrooms, with additional flexibility for growing families.
- Fifth bedroom on the second floor offers versatility as a guest room or home office.
- Prime West Bridgford location within walking distance of bars, restaurants, shops, and excellent schools including Jesse Gray Primary and The West Bridgford School.





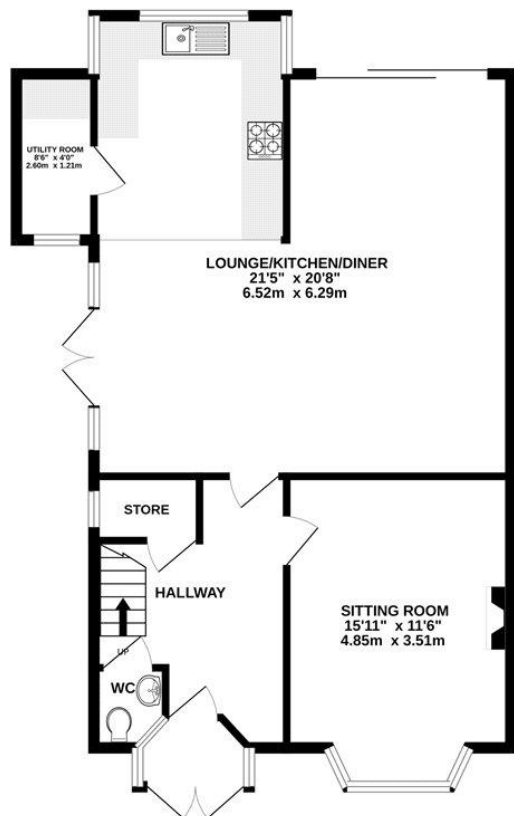




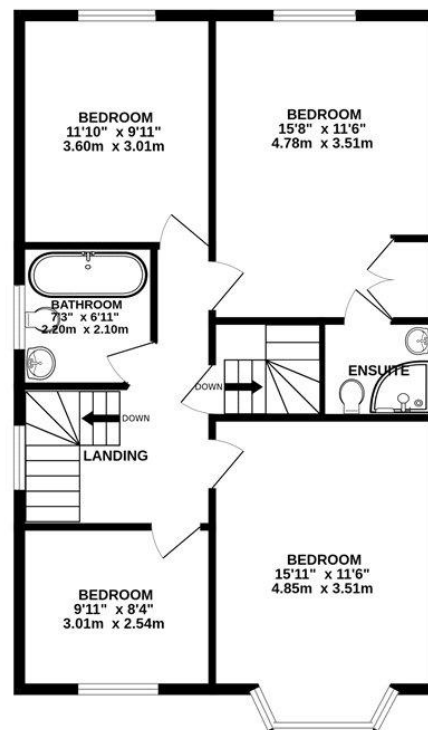




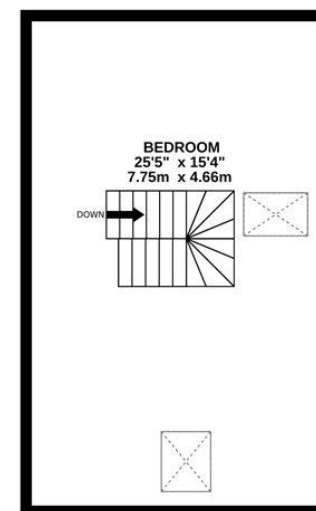
GROUND FLOOR
824 sq.ft. (76.6 sq.m.) approx.



1ST FLOOR
752 sq.ft. (69.9 sq.m.) approx.



2ND FLOOR
389 sq.ft. (36.2 sq.m.) approx.



TOTAL FLOOR AREA : 1966 sq.ft. (182.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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