



3 Normanby Road
Wollaton, Nottinghamshire, NG8 2TA

£530,000

4 Bedroom Detached House

- Freehold
- 4 Double Bed Executive Detached Family House
- No Upward Chain
- Double Garage & Parking For Several Vehicles
- Breakfast Kitchen & 3 Reception Rooms
- Downstairs WC, Upstairs Bathroom and Separate WC
- Main Bedroom with Shower Cubicle
- Enclosed Rear Gardens
- Solar Panels Owned Outright
- Ideal Location For Bramcote Lane Shops and Fernwood Schools
- EPC Rating - D, Council Tax Band - E

[Click here to access the Energy Performance Certificate for 3 Normanby Road, Wollaton, Nottinghamshire, NG8 2TA](#)



Overview

We are pleased to present for sale this four double bedroom executive detached family home which comes onto the market with the benefit of no onward chain.

The good sized versatile accommodation offers: Entrance Porch, Hall, WC, Fitted Breakfast Kitchen, Sun Room with Utility area, Lounge/Dining Room and Study/Sitting Room . To the first floor there are Four Double Bedrooms one with a fitted shower, Bathroom and separate WC.

Outside there is a Double Garage with courtesy door to the sun room which houses the solar panel system for heating and hot water which generated over £1,000 in 2025, front drive providing parking for several vehicles. Gated side access leads to the enclosed rear gardens with patio, lawns, flower shrub beds and borders, outside water supply and garden shed, it also has 2 electric canopies to shield the sun.



Plans have been drawn up to provide a further 2 Bedrooms and another bathroom, plus kitchen extension, these are available to view.

This spacious property would be considered an ideal opportunity for a large variety of buyers including growing families or anyone looking to relocate to this popular and convenient location situated just a short distance from Wollaton Hall and Deer Park. You have the luxury of all the greenery on the doorstep along with a variety of other local amenities including highly rated schools, shops, public houses, healthcare facilities, restaurants and transport links.

This house can be turned into an amazing family home with the potential to extend - subject to the necessary planning approvals, we advise an early inspection to appreciate the size of the property and overall plot on offer.





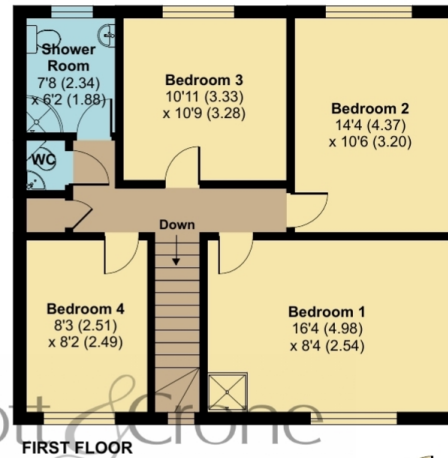
Normanby Road, Nottingham, NG8

Approximate Area = 1788 sq ft / 166.1 sq m

Garage = 339 sq ft / 31.5 sq m

Total = 2127 sq ft / 197.6 sq m

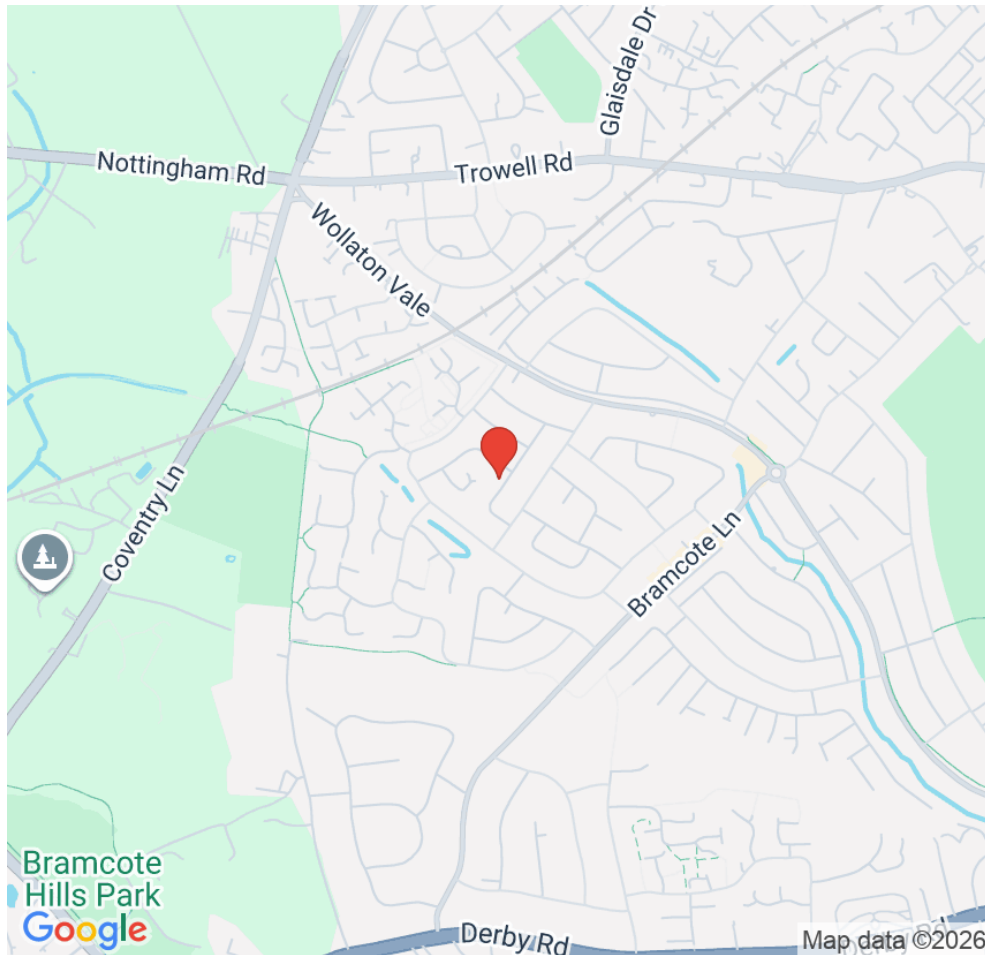
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Pygott & Crone. REF: 1398149



Location



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A woman with blonde hair is smiling while looking at a laptop. The background is dark grey. The Pygott Crone logo is in the top left. To its right is a 'Platinum Trusted Service Award' badge from 2021 by feefo, featuring five stars. Below the logo and badge, the text 'Book your free, property valuation.' is displayed. Underneath, there are three icons with corresponding text: a star in a box for '24/7 Customer Service', a hand holding a coin for '£0 Upfront Fees to Pay', and a house icon for 'On average, 98% of asking price achieved'.

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3 Normanby Road, Wollaton
is on the market with our Wollaton branch

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