

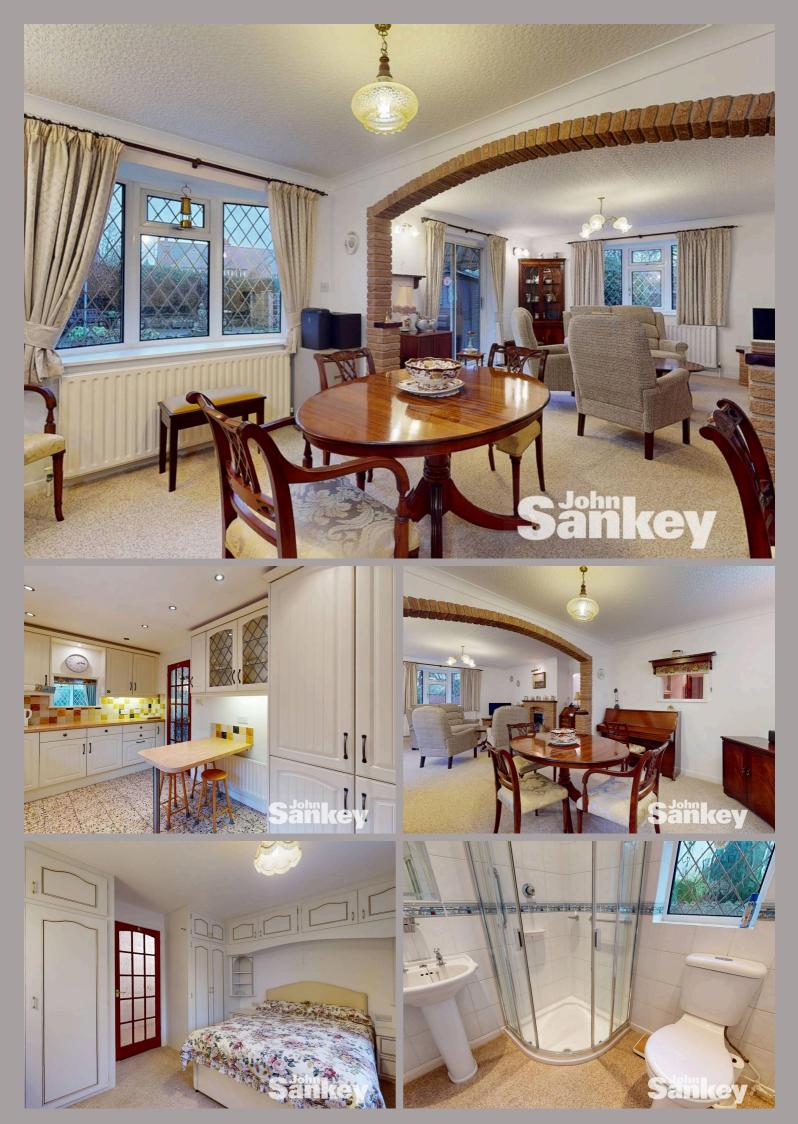
15 Norfolk Drive, Mansfield Offers in Excess Of £350,000 Freehold

INDIVIDUALLY DESIGNED AND BUILT DETACHED BUNGALOW • OCCUPYING A LOVELY CORNER PLOT • THREE BEDROOMS WITH PRINCIPLE ROOM HAVING EN-SUITE FACILITIES • DRIVEWAY & DOUBLE GARAGE • NEWLY FITTED CARPETS THROUGHOUT



41 Albert Street, Mansfield, NG18 6AN Sales: 01623 627 247 email:enquiries@johnsankey.com





How To Find The Property

Take the Chesterfield Road out of Mansfield before turning right onto Crow Hill Drive, then take a left turn onto Norfolk Drive. The property is then located on the right hand side, occupying a lovely corner position.

Entrance Hall

The property welcomes you with a neutral and wellpresented entrance hall accessed via a glazed door to the front. Benefitting from a central heating radiator, the space sets a clean and tidy tone for the rest of the home. Loft access, internal doors to all rooms, and a built-in storage cupboard housing the hot water tank provide practicality and functionality.

Living Room

15' 6" x 13' 11" (4.72m x 4.24m)

A bright and inviting living room benefits from a UPVC double-glazed window to the front and sliding patio doors to the side, offering garden views and ample natural light. A coal-effect gas fire serves as a charming central feature, complemented by two central heating radiators, TV and power points. A feature brick archway provides seamless access to the adjoining dining area.

Dining Room

12' 2" x 8' 10" (3.71m x 2.69m)

Conveniently positioned off the lounge, the dining area is ideal for hosting and family meals. It features a UPVC double-glazed window overlooking the garden, a central heating radiator, and a serving hatch connecting to the kitchen.

Kitchen

13' 4" x 8' 10" (4.06m x 2.69m)

This well-maintained country-style kitchen offers an abundance of wall and base units, complete with under-cabinet lighting for added ambiance. A practical work surface houses a sink with a mixer tap, a four-ring gas hob with a fitted extractor above and double oven. Additional features include a fitted breakfast table, space and plumbing for a dishwasher, spotlights to the ceiling, and a UPVC double-glazed window to the rear. A further door leads to the utility room.

Utility

8' 10" x 5' 4" (2.69m x 1.63m)

The utility room complements the kitchen with matching storage units and a work surface. It includes space and plumbing for a washing machine and houses the gas central heating boiler. A central heating radiator and a rear door provide access to the garden.

Bedroom No. 1

12' 6" x 10' 9" (3.81m x 3.28m)

A spacious and comfortable double bedroom featuring fitted wardrobes, bedside tables, and a dresser drawer unit for ample storage. A UPVC double-glazed window to the front aspect fills the room with natural light. The space is complete with a central heating radiator, power points, and access to a private en-suite.

En Suite

This impeccably maintained three-piece suite comprises a low-flush WC, a pedestal sink, and a mains-fed rainfall shower cubicle. Fully tiled walls, spotlights, a central heating radiator, and a UPVC double-glazed window to the side add to the convenience and style.

Bedroom No. 2

12' 9" x 8' 10" (3.89m x 2.69m)

Another well-proportioned double bedroom offering fitted wardrobes along one wall and a dresser drawer unit for storage. A UPVC double-glazed window to the rear aspect offers natural light, with a central heating radiator and power points completing the space.

Bedroom No. 3

9' 7" x 7' 10" (2.92m x 2.39m)

This versatile single bedroom includes a fitted wardrobe and dresser drawer unit, making it ideal for a child's room or home office. A UPVC double-glazed window to the front aspect, a central heating radiator, and power points make it a functional and cozy space.

Bathroom

The family bathroom is presented immaculately with a three-piece suite, including a low-flush WC, a pedestal sink, and a panelled bath with a mixer shower attachment and a glazed shower screen. Fully tiled walls, a central heating radiator, and a UPVC doubleglazed window to the side aspect.

Outside

Set on a generous corner plot, the property boasts a beautifully landscaped garden with paved paths and a central brick-built feature with shrubbery, offering a private retreat. The driveway provides off-road parking and leads to a double garage with an electric up-andover door, power, and lighting. A pedestrian gate offers access to the rear garden, complete with patios and pathways for outdoor enjoyment.

Double Garage

The detached double garage is equipped with an electric up-and-over door, power, and lighting. A separate doorway leads to a small office space, perfect for remote work. A pedestrian door provides convenient access to the garden.

Additional Information

Tenure: Freehold

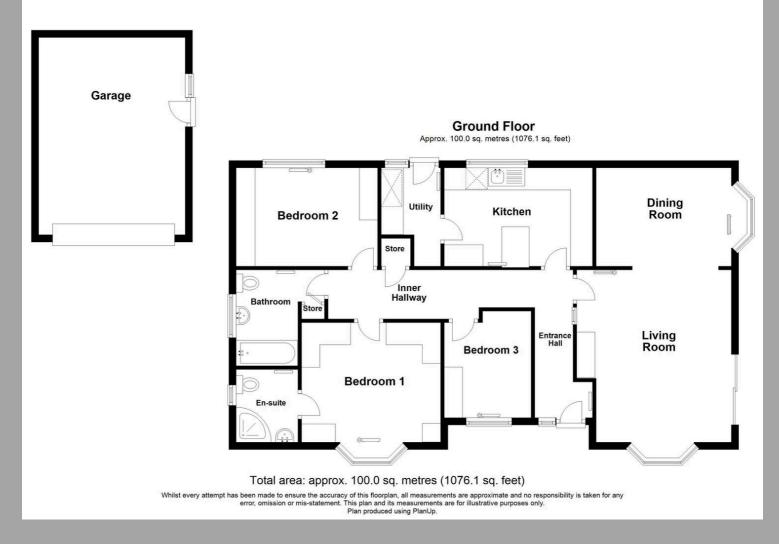
Council Tax Band: D

Mobile/Broadband Coverage Checker visit: www.ofcom.org.uk then click mobile & broadband checker.









These brochures are produced as a guide only. The floor plan and measurements are not to be relied upon for furnishing or any other purposes and are approximate.



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