



3 Highfield Close, Mansfield £240,000 Freehold

SEMI-DETACHED BUNGALOW WITH THREE WELL PROPORTIONED BEDROOMS • KITCHEN WITH HIGH QUALITY FITTED APPLIANCES • MODERN & NEUTRAL INTERIOR THROUGHOUT • COMPLETELY TRANSFORMED SEMI-DETACHED BUNGALOW • DRIVEWAY FOR AT LEAST TWO VEHICLES, CLOSE TO LOCAL AMENITIES



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





How To Find The Property

Leave Mansfield via Chesterfield Road South and turn right onto West Bank Avenue just after the Tesco superstore, then after the brow of the hill turn left onto Westdale Road and then left onto Gordondale Road following the road round to the right, take a left turn into Highfield Close. The property is then located on the left hand side, clearly market by one of our sign boards. **Entrance Hall**

The welcoming entrance hall is neutrally decorated, creating a bright and airy feel as you enter the home. Practicality is key with two storage cupboards offering ample space. The parquet-style laminate flooring, which flows seamlessly into the lounge and kitchen, adds a touch of elegance. Additional features include loft access, with the loft being part boarded and equipped with a pull-down ladder for convenience. Internal doors lead to all rooms in the bungalow, complemented by a central heating radiator and power points.

Lounge

Dimensions: 4.47m x 4.04m max (14'8" x 13'3" max). This light and modern lounge is the perfect retreat for relaxation. The feature parquet laminate flooring adds a contemporary touch, while the UPVC double glazed window frames lovely views of the rear garden. A central heating radiator ensures comfort, and the room is wellequipped with power points and a TV point, making it ideal for unwinding after a long day.

Kitchen

Dimensions: 4.04m x 3.18m (13'3" x 10'5"). Completely remodeled in 2021, the kitchen is a showcase of thoughtful design and functionality. It boasts a comprehensive range of wall and base units, complete with under-unit lighting and pull-out corner carousel units for maximum storage efficiency. The kitchen is fully equipped with high-quality mostly Bosch appliances, including a fridge, freezer, washer dryer, dishwasher, microwave, induction hob with extractor above, and an eye-level double oven. The work surface houses a sink and drainer unit with a mixer tap. A UPVC double glazed window and door offer views and access to the rear garden, while spotlights to the ceiling illuminate the space. A wall-mounted central heating radiator adds warmth.

Bedroom No 1

Dimensions: 4.24m x 3.58m (13'11" x 11'9"). A wellproportioned double bedroom, which benefits from a UPVC double glazed window to the front, allowing plenty of natural light to flood the room. Fitted wardrobes along one wall provide excellent storage solutions. The room is complete with a central heating radiator, TV point, and power points.

Bedroom No 2

Dimensions: 3.18m x 2.41m (10'5" x 7'11"). This double bedroom is both practical and comfortable, featuring fitted wardrobes and over-bed storage. A UPVC double glazed window to the side aspect brings in natural light, while a central heating radiator and power points ensure convenience and comfort.

Bedroom No 3/Dining Room

Dimensions: 2.90m x 2.41m (9'6" x 7'11"). Currently utilised as a dining room, this versatile space could also serve as a third bedroom or an office, depending on your needs. It is a well-proportioned room in our opinion with a UPVC double glazed window to the side aspect, providing natural light. Additional features include a central heating radiator and power points.

Shower Room

Installed in 2016, the modern and stylish shower room features an inset sink unit with a mixer tap, a work surface top with storage beneath, a low flush WC, and a walk-in mains-fed rainfall shower. The space is enhanced by partially tiled walls, a heated towel rail, a UPVC double glazed window to the front aspect, ceiling spotlights, and a shaver point.

Outside

The front of the property is both welcoming and practical, with double gates and a wall boundary leading to a driveway and path, newly laid in 2023, providing off-road parking for at least two vehicles. A shaped front lawn with shrub borders adds to the curb appeal, with gated access from the driveway leading around to the rear garden. The beautifully landscaped rear garden is a private oasis, perfect for entertaining or relaxing. A paved patio area stretches the length of the property, offering ample seating space. The garden also features a wellmaintained lawn with surrounding shrub borders, an outdoor tap, and gated access to the front of the property. Additionally, sheds are included in the property sale, providing extra storage solutions. Additional Information

Council Tax Band: B

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





