



Offers In The Region Of £280,000

NETHERFIELD LANE | CHURCH WARSOP | MANSFIELD | NG20 0RS

BuckleyBrown
ESTATE AGENTS

THAT HOMELY FEEL!...This three bedroom, detached property offers so much potential and may be exactly what you're looking for! Featuring a spacious internal layout and well-appointed rooms throughout. Positioned well in Church Warsop, this excellent property boasts a generously sized driveway for multiple vehicles, detached garage and a delightful rear garden with ample space for the whole family to enjoy. What more could you ask for?!

Living Room 10'11" x 11'10"

With laminate flooring, central heating radiator, log burner and window to the front elevation.

Dining Room 10'11" x 11'3"

With laminate flooring, central heating radiator, ample space for a dining set, together with French doors leading outside.

Kitchen 6'11" x 7'10"

Fitted with neutral cabinets and units, work surface, inset sink, space and plumbing for a washing machine, window to the side elevation and a door leading out to the garden.

Bedroom One 10'11" x 12'0"

With a central heating radiator and window to the front elevation.

Bedroom Two 10'11" x 11'11"

With a central heating radiator and window to the rear elevation.

Bedroom Three 6'11" x 8'2"

With a central heating radiator, storage cupboard and window to the front elevation.

Bathroom 6'11" x 8'7"

Complete with panelled bath, low flush WC, pedestal sink, tiling and an opaque window to the side elevation.

Outside

With a generously sized driveway to the front elevation providing off-street parking for multiple vehicles. Along with a detached garage which can be utilised for additional storage, or potential workshop. There is an established garden to the rear which is of a fantastic size. Benefitting from a patio area, maintained lawn, mature trees and outhouse.



Energy Efficiency Rating		Current	Potential
Vary energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		66	80
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

BuckleyBrown Estate Agents

55- 57 Leeming Street | Mansfield | Nottinghamshire | NG18 1ND

t: 01623 633633 | mansfield@buckleybrown.co.uk | www.buckleybrown.co.uk

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

