



Offers In The Region Of £270,000 Freehold

8 MACKLEYS LANE | NORTH MUSKHAM | NEWARK | NG23 6EY

BuckleyBrown
ESTATE AGENTS

THAT HOMELY FEEL! Here we have a beautiful three-bedroom detached bungalow that stands proud with a spacious driveway allowing ample off-street parking and lawn, which has been well maintained by its current owners. The internal layout boasts a superb amount of space, which a growing family will certainly appreciate!

The property boasts a light and airy lounge that is of great size, with an abundance of room for all of your furnishings. Presenting the perfect setting for sitting back and relaxing in front of the TV. The kitchen is equally wonderful, featuring a range of neutral cabinets and units providing plentiful storage, along with space and plumbing for a range of appliances. If that's not enough, this space hosts a great amount of room for a dining set, making it perfect for family gatherings. You'll also be pleased to find a door leading out to the rear garden for added convenience. What more could you ask for?

The property offers three versatile bedrooms, all of which have been tastefully decorated to provide a space that is comfortable to unwind in. In addition, there is a stylish family bathroom complete with a three-piece suite, comprised of a panelled bath, WC, wash hand basin with vanity storage, and modern full-height tiling.

Outside offers gated side access, which in-turn leads to a detached garage for additional storage. Together with a beautifully maintained rear garden with a lawn, fence surround, and delightful patio seating area, which will certainly come in handy for summer BBQ's and evening drinks with friends! This home is simply brilliant and offers the perfect opportunity for downsizing!





Hall

With access to;

Living Room 18'0" x 11'9"

With dual aspect windows.

Dining Room 15'0" x 9'10"

With window to side elevation.

Kitchen 8'11" x 10'11"

With cabinets and work surface over, including space for appliances and window to rear elevation.

Bedroom One 9'10" x 13'11"

With window to front elevation.

Bedroom Two 9'11" x 13'11"

With window to rear elevation.

Bedroom Three 8'7" x 11'0"

With window to rear elevation.

Bathroom 5'11" x 8'11"

Including a three-piece suite. With window to side elevation.

Outside

With a private lawn area to the rear, and a driveway for two cars with a garage to the front.



Ground Floor
97 Sq.mt / 1044.1 Sq.ft
Approx



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is given on the total square footage of the property if quoted on this plan.
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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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			77
(81-91) B			
(69-80) C			
(55-68) D		55	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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