



Offers In The Region Of £135,000

RHODES WALK | | MANSFIELD | NG18 5RD

BuckleyBrown
ESTATE AGENTS

MAKE IT YOUR OWN!.. If you're looking for something to add your own stamp to, stop your search here with this three bedroom property! This property offers deceptively spacious accommodation that will impress upon viewing. Let's take a look around.

The ground floor presents you with two spacious reception rooms, both of which offer a wealth of space to add furnishings and homely touches. The first lends itself perfectly as a living room, with a window to the front elevation allowing for lots of natural daylight. The second is just next door and is great to use as a dining space. Finally, the kitchen offers a range of matching cabinets with space for all essential appliances. The kitchen also has a cupboard for additional storage.

The first floor hosts three well maintained bedrooms, both of which present lots of space and flexibility to use to your own advantage. Two of which benefit from built in wardrobes for added convenience. The shower room can also be found just off the landing and comprises of a three piece suite.

The outside space presents a low-maintenance frontage. To the rear there is a storage shed for added convenience. The garden is mainly laid to lawn with a patio area for seating and surrounding fence for additional privacy. An early viewing is highly advised for this one so don't miss out! Call our team today and book in a viewing!





Entrance hallway

With window to the side elevation and access to;

Living room 10'2" x 13'8"

With window to the front elevation. Leading through to the dining room.

Dining room 10'3" x 11'10"

With window to the front elevation. Open to the kitchen.

Kitchen 10'3" x 8'9"

Complete with inset sink and drainer, integrated oven and space and plumbing for a washing machine. There is also a cupboard for additional storage. Finished with a window and a door to the rear giving access to the garden.

Landing 6'11" x 6'10"

With window to the rear and access to;

Bedroom one 8'10" x 13'11"

With window to the front elevation and a built in wardrobes for added convenience.

Bedroom two 9'9" x 10'9"

With window to the front elevation and built in wardrobes.

Bedroom three 6'9" x 9'10"

With window to the rear elevation.

Shower room 5'7" x 6'10"

With window to the rear elevation. Complete three piece suite with hand wash basin, low flush WC and a shower.

Outside

There is an easy to maintain lawn to the front. With a well cared for garden to the rear which is mainly laid to lawn and a paved seating area.



Ground Floor
42 Sq.mt / 452.08 Sq.ft
Approx

First Floor
39 Sq.mt / 419.79 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. Specifically 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			86
(81-91) B		72	
(69-80) C			
(55-68) D			
(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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