



£250,000

CANTERBURY CLOSE | MANSFIELD WOODHOUSE | MANSFIELD | NG19 8QE

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ESTATE AGENTS

YOUR NEXT MOVE!!... Situated in a highly convenient location, with great nearby shops and amenities stands this superb bungalow! Boasting a spacious and well-presented interior with a fresh, neutral design throughout, this detached property is one you will fall head over heels for from the moment you pull up outside! Come on inside and take a look around...

From the moment you step inside, you will be immediately welcomed into the kitchen, which comes complete with a stylish range of units and cabinets. You will definitely enjoy preparing meals in here, which can then be enjoyed just next door in the open-plan living room/diner. This generous space is just fantastic, and even benefits from an external door to the side of the property.

Take a walk back through the hallway where you'll find three well-presented bedrooms, both of which have been kept to an excellent standard throughout and feature a great amount of space to use to your own advantage. One of the bedrooms also benefitting from an external door leading onto the garden. Perfect for the summer months. Completing this properties interior is the bathroom which comprises of a modern three piece shower suite.

Outside is just as impressive, with a private driveway and car port allowing space for ample off-street parking to the front of the property. You'll also find a lovely, low maintenance garden to the rear which is mainly laid to lawn. This is a wonderful spot for a family bathroom! Furthermore, there is a fence surround for further privacy!

Is this the one for you? Don't miss out! Call our team today and book in a viewing!





Kitchen 8'4" x 10'7"

Complete with a range of matching cabinets and units, inset sink and drainer, integrated appliances and a window to the front elevation.

Inner Hallway

With fitted storage cupboard and further access to;

Living Room 9'11" x 16'11"

Spacious room with window to the front elevation. Open plan to the dining room.

Dining Room 9'11" x 12'9"

Ample furniture space fitted with a window and external door to the side elevation.

Bedroom One 10'7" x 12'11"

With built in wardrobes and a window to the rear elevation.

Bedroom Two 10'7" x 12'9"

With window to the side elevation and a convenient external door to the rear.

Bedroom Three 5'10" x 9'9"

Complete with additional storage cupboard and a window to the side elevation.

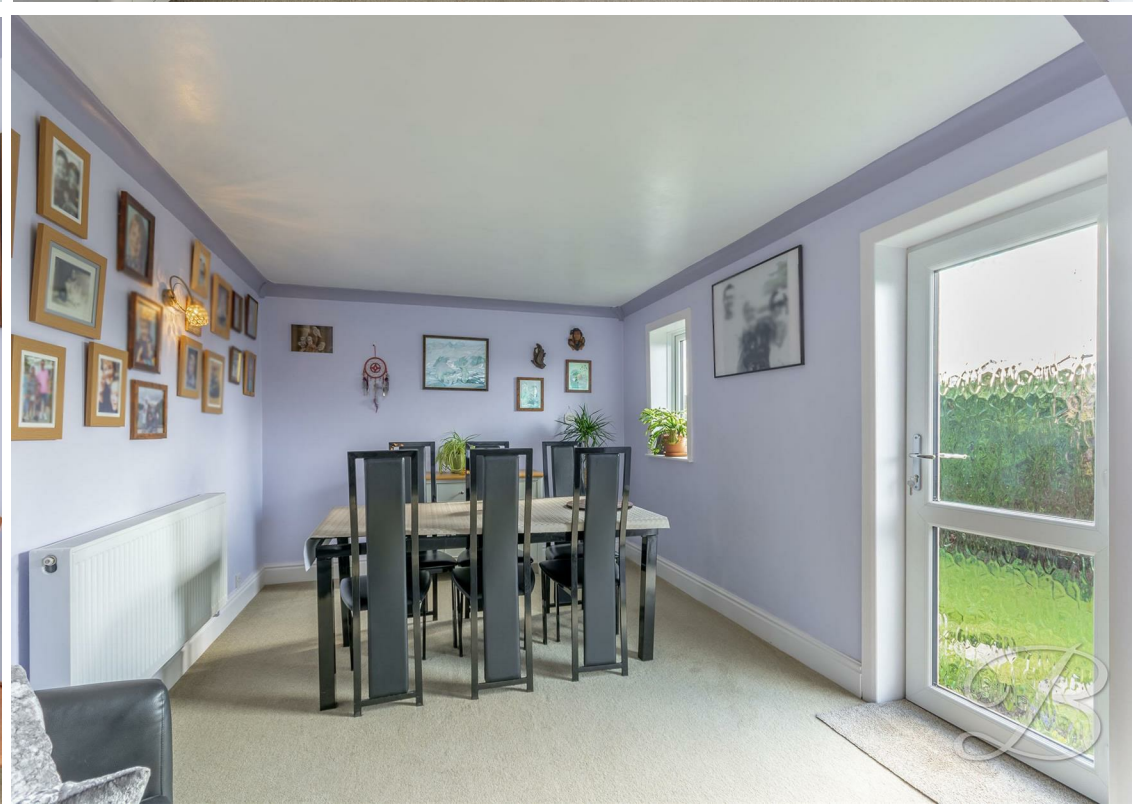
Outside

With a low maintenance lawn and car port to the front. Well established garden to the rear.

Shower Room

Three piece suite comprising of a low flush WC, hand wash basin and shower





Ground Floor
88 sq.mt / 947.22 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 | | | 85 |
| (81-91) B | | 70 | |
| (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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