



CHESTERFIELD ROAD NORTH | MANSFIELD | NG19 7JA

BuckleyBrown
ESTATE AGENTS

FAMILY FRIENDLY!!.. Proudly presenting to the market this excellent three-bedroom property, positioned within a highly popular and convenient location, and with terrific commuter links to neighbouring towns and cities, along with handy nearby shops and amenities. The property itself offers a spacious and beautifully presented internal layout, with two reception rooms and neutral decor throughout that makes it easy for you to add your own stamp. Let's take a peek inside..

The ground floor welcomes you into a beautiful hallway, instantly giving you a terrific sense of space and presenting decorative panelled walls. There's a terrific living room with comfy fitted carpets, and a bay window that allows a wealth of ample light through. The kitchen is equally as impressive and is equipped with a range of modern units to utilise, along with dining space to enjoy family meals. There's also a handy utility and WC leading off here for added convenience. Completing the floor is a separate dining room, ideal for more formal occasions.

The first floor hosts three well-appointed bedrooms, all of which are a great size with lots of space and versatility. The first bedroom even benefits from its own fitted wardrobes, drawers and a vanity unit for that touch of luxury. The family bathroom can also be found just off the landing and comprises of an impressive four-piece suite where you'll love unwinding after a long day.

Heading outside, you will be pleased to find an impressive garden to the rear that boasts an abundance of space. There's a fabulous concrete seating area perfect for entertaining guests and enjoying outdoor dining. Head up the steps to a well-maintained lawn surrounded by mature shrubs, along with an additional decked seating area and storage shed for added convenience. What's not to love? If that's not enough, the front of the property also benefits from a private driveway and single garage, allowing space for both off-road parking and secure storage.





Entrance Hall

With laminate flooring, central heating radiator, panelled walls, stairs leading up to the first floor, and access into;

Dining Room 11'4" x 11'10"

With fitted carpets, feature fireplace, central heating radiator, and bay window to the front elevation.

Living Room 11'4" x 17'11"

With fitted carpets, feature fireplace, central heating radiator and bay window to the rear elevation.

Kitchen 10'1" x 13'11"

Complete with a range of matching wall and base units with complementary worktop over, inset sink and drainer with mixer tap,

tiled splash backs, freestanding Range cooker with hob and stainless steel extractor fan above, integrated dishwasher, ample dining space, tiled flooring, central heating radiator and window to the rear elevation. With access into;

Utility 6'2" x 12'4"

Complete with space and plumbing for a washing machine and tumble dryer, central heating radiator, and a door leading outside. With access into;

WC

Complete with a low flush WC and opaque window to the rear elevation.

Landing

With fitted carpets, storage cupboard, and



window to the side elevation. With access into;

Bedroom One 11'4" x 11'10"

With fitted carpets, fitted wardrobes, drawers and vanity unit, central heating radiator, and bay window to the front elevation.

Bedroom Two 11'4" x 12'4"

With fitted carpets, central heating radiator, and window to the rear elevation.

Bedroom Three 7'11" x 8'3"

With fitted carpets, central heating radiator, and window to the front elevation.

Bathroom 7'9" x 10'7"

Complete with a modern four-piece suite

including a fitted bath, walk-in shower cubicle, low flush WC and vanity hand wash basin. With a storage cupboard, chrome heated towel rail, tiled flooring, downlights, and an opaque window to the side elevation.

Outside

Featuring a well-maintained and spacious garden to the rear with a concrete seating area, steps leading up to a well-maintained lawn with surrounding mature shrubs, along with an additional decked seating area and storage shed. With surrounding fencing and hedging for additional privacy. To the front of the property is a private, gated driveway that allows space for off-road parking, along with a garage for secure storage.



Ground Floor
84 sq.m / 898.80 sq.ft
Approx.

First Floor
48 sq.m / 521.62 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.
CC Ltd ©2018

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 | | | 78 |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | 54 | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

CHESTERFIELD ROAD
NORTH
MANSFIELD
NG19 7JA



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.