



HILLSWAY CRESCENT | | MANSFIELD | NG18 5DR

BuckleyBrown
ESTATE AGENTS

MAKE IT YOUR OWN!!... This three-bedroom semi-detached home is located in the convenient area of Berry Hill, Mansfield. Boasting a spacious interior and lovely garden, this property oozes potential and would make a terrific family home. Let's take a peek inside..

The ground floor boasts incredible space. Starting with the dining room, which hosts a bright and airy bay window, allowing plenty of light to fill the room. The Lounge is just next door, hosting a decorative feature fireplace which provides a warm and cosy atmosphere. Moving through to the kitchen offers a range of units and appliances, making it simple to show off your culinary skills. The ground floor is complete with a pantry for ample storage.

Heading upstairs, you will find three good-sized bedrooms offering versatility to add your own stamp. The family bathroom can be found just next door and is complete with a three-piece suite.

The garden has been beautifully maintained and hosts a lovely patio seating area for those summer evening drinks. To the front hosts a spacious driveway with parking for multiple cars. This property is just a few adjustments from becoming your dream forever home! Call today to book a viewing!





Hall

With access to;

Dining Room 11'5" x 11'8"

With a bay window to front elevation.

Living Room 11'8" x 12'5"

With window to rear elevation. Including a feature fireplace.

Kitchen 6'10" x 8'5"

Complete with a range of matching units and cabinetry, with complementary work surface over and inset sink.

Landing

With access to;

Bedroom One 11'8" x 12'4"

With window to rear elevation. Including fitted wardrobes.

Bedroom Two 11'6" x 11'8"

With bay window to front elevation.

Bedroom Three 6'7" x 6'11"

Including window to front elevation.

Bathroom 6'11" x 8'6"

Including a three-piece suite.

Outside

Including an enclosed and well-maintained garden to the rear. With ample off-road parking to the front of the property.



Ground Floor
53sq.m / 566.66sq.ft
Approx.

First Floor
45sq.m / 487.92sq.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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		67	
(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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