



ST. JAMES GARDENS | MANSFIELD WOODHOUSE | MANSFIELD | NG19 9FE

BuckleyBrown
ESTATE AGENTS

STANDING BEAUTIFULLY!!.. Welcome to this stunning detached house in the quiet area of Woodhouse. This residence offers the perfect blend of space, style, and comfort. Boasting not just one, but two reception rooms, with four spacious bedrooms and three bathrooms, there is no shortage of room for the whole family to enjoy. Without further a do, let's take a look around...

Firstly, the modern kitchen is a chef's dream, equipped with all the amenities you need to whip up delicious meals for your family and friends. Not to mention the ample space for a dining room table, the perfect space to enjoy your morning coffee! Through to the Living room, which is open-plan to the conservatory and offers a fantastic entertaining space when inviting the family over. There is so much versatility and space to get creative and make it your own! The ground floor is complete with an office for those who work from home, and a WC for added convenience.

The upstairs hosts four well-sized bedrooms, the master with the luxury of its own private ensuite. Three of the bedrooms include fitted wardrobes for ample storage. Completing the floor is a three-piece family suite. This is the perfect home for any growing family.

To top it all off, this property comes with a double garage, providing convenient parking and extra storage space. Not to mention the incredibly spacious garden, hosting a well-maintained lawn and seating area, and a quirky bar for the family to enjoy. If you're looking for your forever home, this house has it all. Don't miss out on the chance to make this beautiful property your own. Call today to arrange a viewing!





Hall

With access to;

Kitchen 11'10" x 14'7"

Complete with a range of modern units and cabinetry, with complementary work surface over and inset sink. Including integrated appliances and window to front elevation.

Living Room 11'2" x 18'9"

Including a feature fireplace. With access to;

Conservatory 10'5" x 13'5"

With french doors leading onto the garden.

Office 9'5" x 9'6"

With window to side elevation.

WC

Including a hand wash basin and low flush WC.

Landing

With access to;

Bedroom One 9'5" x 12'9"

With window to side elevation. Including fitted wardrobes.

Bedroom Two 9'8" x 11'3"

With window to rear elevation. Including fitted wardrobes.

Bedroom Three 8'9" x 11'3"

With window to rear elevation. Including fitted wardrobes.

Bedroom four 8'7" x 8'7"

With window to front elevation.

Ensuite 5'11" x 6'6"

Including a three-piece suite.

Bathroom 5'10" x 8'7"

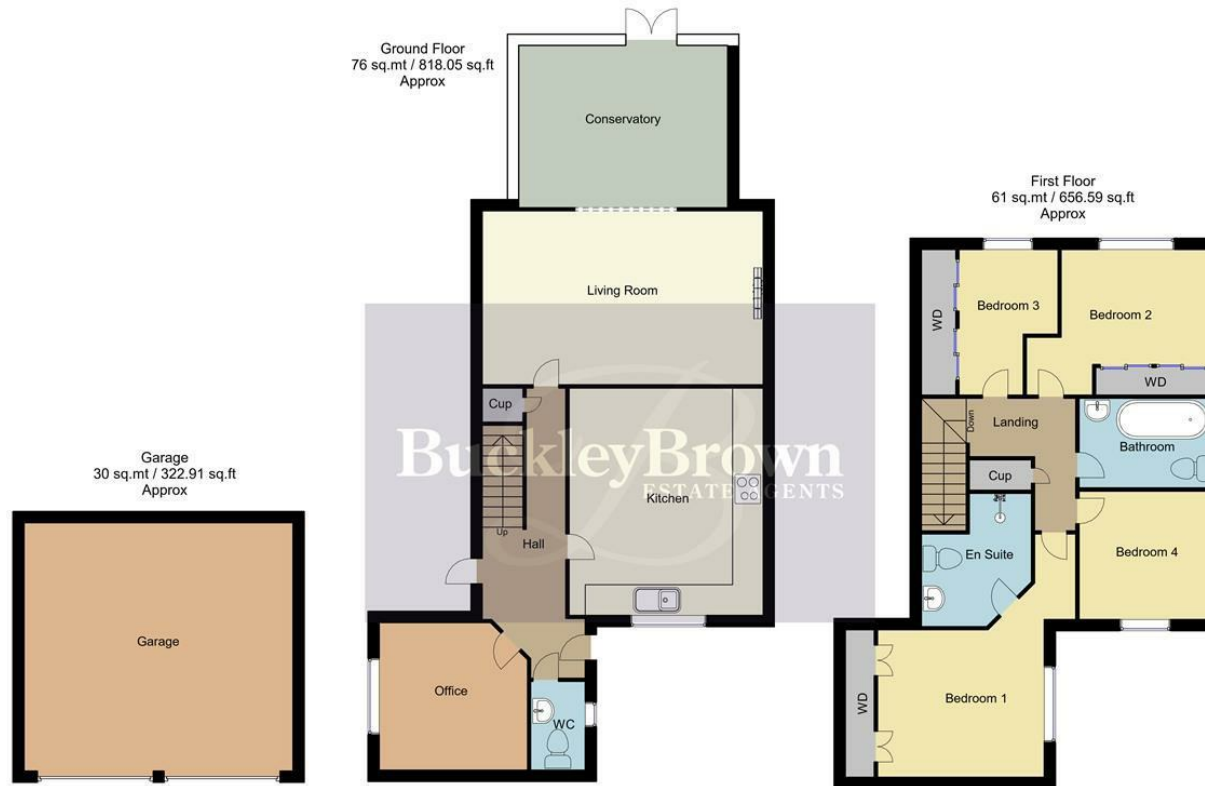
Including a three-piece suite. With window to side elevation.

Outside

Including a spacious and private garden

with a seating area. The garden hosts the bonus of a quirky bar. To the front of the property offers a double garage for ample storage, and parking for multiple cars.





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			86
(81-91) B		77	
(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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