



Offers In The Region Of £299,000

10 BARN OWL CLOSE | CHURCH WARSOP | MANSFIELD | NG20 0SH

BuckleyBrown
ESTATE AGENTS

A DREAMY BUNGALOW!.. Introducing this charming three-bedroom detached bungalow! This property is located within Church Warsop, Mansfield and nearby to a range of shops, amenities and excellent commuter links that make it easy to travel to neighbouring towns and cities. This property boats convenience whilst providing a cosy atmosphere to enjoy all year round! Lets take a look inside...

As we step inside you will be welcomed into the main hallway, from here you will be led into the kitchen. Providing a range of attractive cabinets and essential appliances to cook delicious meals! The living room really is something special, with a feature fireplace and patio doors opening to the conservatory. The bright conservatory offers a serene space to enjoy the outdoors all year round, with its double doors to the rear and surrounding windows. Further through the property you will find three generously sized bedrooms. The master bedroom is complete with its own en-suite facility and built in wardrobes, offering both privacy and practicality. The second bedroom also benefits from fitted wardrobes. All bedrooms have the perfect space to add your own homely furnishings to relax and unwind. The main bathroom is complete with a neutral and modern three piece suite including a bath with an over head shower. Lets take a look outside...

To the front of the property you will find a driveway, creating ample off-road parking as-well as some laid lawn, providing great kerb appeal! The rear garden is a peaceful retreat, offering a mix of laid lawn and patio areas, perfect for outdoor relaxation or entertaining. Surrounding the space you will find decorative shrubs and fencing creating that private and peaceful atmosphere. Call today to book a viewing!





Entrance Hallway

Access from the side elevation, built in storage cupboards and further access to;

Kitchen 9'0" x 13'8"

Complete with a range of attractive matching cabinets, inset sink and drainer and integrated appliances. Dual aspect windows to the front and rear along with an external door to the rear garden.

Living Room 14'2" x 18'11"

Spacious reception room fitted with carpeted flooring, central heating radiator and a cosy feature fireplace. This room offers ample space for all of your desired furnishings. Dual aspect windows to the rear and side elevations. Double doors

leading into the conservatory and access to the inner hallway.

Conservatory 8'1" x 9'1"

Versatile space with surrounding windows and patio doors to the side, creating easy access to the rear garden.

Bedroom Three 8'2" x 8'3"

Carpeted flooring, central heating radiator and a window to the rear elevation.

Inner Hallway

Leading access to two bedrooms and the main bathroom;

Bedroom One 10'5" x 13'1"

Carpeted flooring, central heating radiator,

built in wardrobes and an en suite. Fitted with a bay window to the front elevation.

En Suite 4'3" x 10'5"

Three piece suite comprising of a hand wash basin, low flush WC and a shower. Window to the side elevation.

Bedroom Two 9'7" x 9'8"

Carpeted flooring, central heating radiator, built in wardrobes and a window to the front elevation.

Bathroom 5'11" x 6'5"

Complete with a three piece suite including, a bath with an over head shower, low flush WC and hand wash basin. Window to side elevation.

Outside

There is a low maintenance front garden and a driveway which allows for ample off-street parking. The rear garden is enclosed and also provides the convenience of being low-maintenance with laid lawn, surrounding decorative shrubs and a patio seating area.





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		85
(81-91) B		
(69-80) C		
(55-68) D	72	
(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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