



Offers Over £165,000 Freehold

59 NEWLANDS DRIVE | FOREST TOWN | MANSFIELD | NG19 0HY

BuckleyBrown
ESTATE AGENTS

MOVE STRAIGHT IN...

Nestled in a sought-after area of Forest Town and conveniently located close to the town centre, this beautifully presented two-bedroom link-detached property offers modern living with exceptional outdoor space.

On the ground floor, you'll find a spacious and light-filled living room, perfect for relaxing or entertaining. The fully equipped kitchen features contemporary units and appliances, with direct access to a handy utility room, adding to the home's practicality.

Upstairs, there are two generously sized double bedrooms, both benefiting from built-in wardrobes for excellent storage. The three-piece family bathroom is stylishly finished and includes an overhead shower for added convenience, all accessible from the central landing.

Externally, the home enjoys a private driveway to the front, providing off-road parking. To the rear, a low-maintenance garden offers the perfect outdoor retreat, boasting a high-quality artificial lawn, a patio seating area, and secure fence surround—ideal for relaxing or entertaining guests. A useful store room adds extra storage options.

Call now to arrange a viewing!





Hall

Window to the side and further access to;

Living Room 10'9" x 19'5"

Light and airy reception room with dual aspect windows to the front and rear elevation.

Kitchen 7'4" x 12'5"

Complete with a range of gloss wall and base cabinets, inset sink with drainer, integrated appliances and a window to the rear elevation. Additional fitted cupboards and space and plumbing for a washing machine/tumble dryer. Access through to a handy utility.

Utility 9'3" x 6'0"

Ample storage space with a window to the front along with external doors to both the front and rear.

Landing

Window to the side and further access to;

Bedroom One 14'3" x 8'10"

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

Bedroom Two 10'6" x 10'2"

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

Bathroom 6'4" x 6'1"

Three piece suite comprising of a hand wash basin, low flush WC and a bath with an overhead shower for added convenience. Window to the rear elevation.



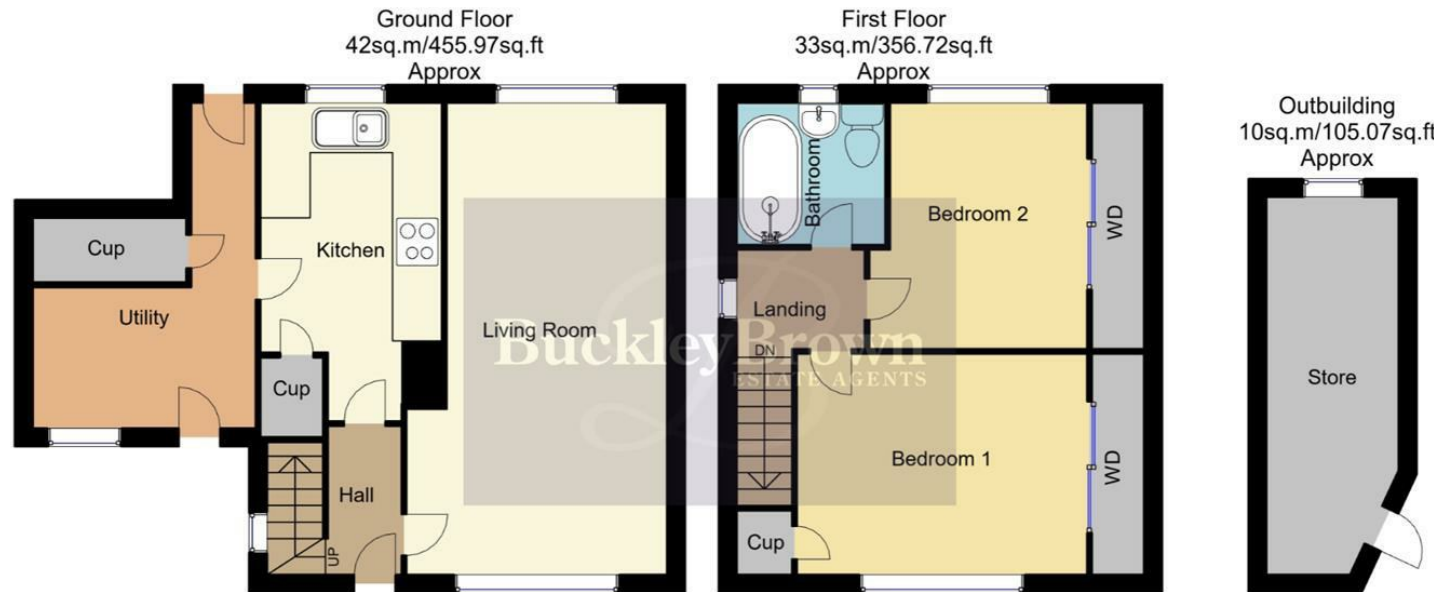
Store 5'11" x 15'8"

Additional store room with an external door for access to the front along with a window to the rear.

Outside

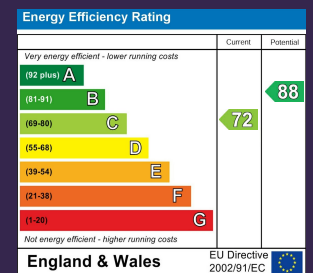
Private driveway to the front elevation whilst the rear garden boasts a low maintenance artificial lawn, patio seating area and fence surround. Handy store room.





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.



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