



Westdale Road
Mansfield

BuckleyBrown
ESTATE AGENTS

TAKE THE NEXTSTEP!... And view this wonderful three bedroom semi-detached home which is ideally located in the heart of Mansfield, close to the town centre and local amenities which is guaranteed to win you over! You will first of all notice there is a driveway which provides off-street parking and in turn gives access to the spacious garage which hosts a useful WC. To the rear there is a pleasant and enclosed garden which is mainly laid to lawn. Ready to make this house your home? Call now to arrange a viewing!



Westdale Road, Mansfield

Hallway

With central heating radiator, stairs leading to the first floor and access to;

Kitchen 8'6" x 12'4" (2.60 x 3.77)

Fitted with a range of matching cabinets and units with an inset sink and drainer with mixer tap over. There is an integrated oven, hob and extractor with space and plumbing for a washing machine. There is a window to the front elevation.

Lounge 15'1" x 11'10" (4.61 x 3.62)

With carpet to flooring, feature fireplace, central heating radiator and window to the rear elevation.

Bedroom One 13'1" x 11'6" (4.01 x 3.51)

With carpet to flooring, central heating radiator and window to the rear elevation.

Bedroom Two 12'11" x 9'5" (3.96 x 2.88)

With carpet to flooring, central heating radiator and window to the front elevation.

Bedroom Three 8'5" x 13'5" (2.58 x 4.11)

With carpet to flooring, central heating radiator and window to the front elevation.

Bathroom 5'1" x 8'10" (1.55 x 2.70)

Complete with panelled bath, wash hand basin, central heating radiator and window to the rear elevation.

Separate WC

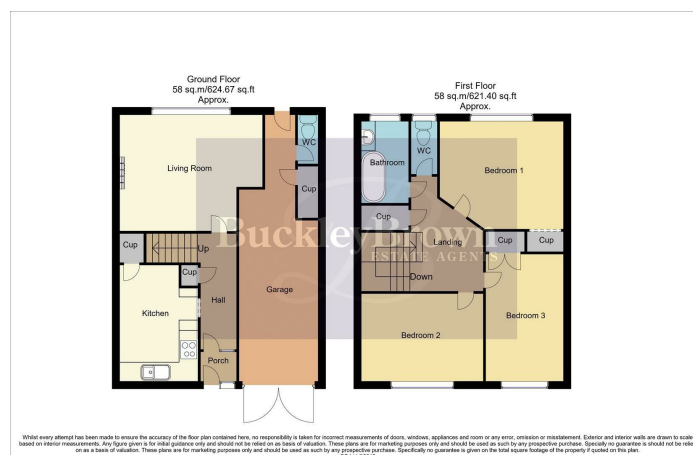
Complete with low flush WC and window to the rear elevation.

Garage 8'7" x 28'11" (2.62 x 8.82)

With power and lighting.

Outside

The property benefits from having a driveway to the front of the property, allowing for off street parking and in turn gives access to the integral garage. To the rear aspect of the garage you will find a useful WC. To the rear is a pleasant and enclosed garden of which is mainly laid to lawn.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B		72	
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			82
(81-91) B		69	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

