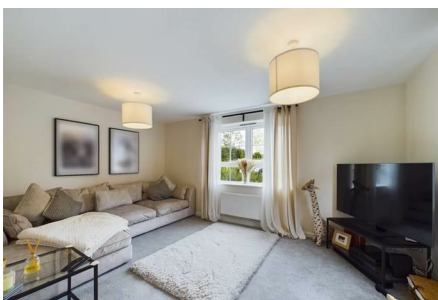


## Taurus Close, Mansfield, Nottinghamshire, NG18 6AQ

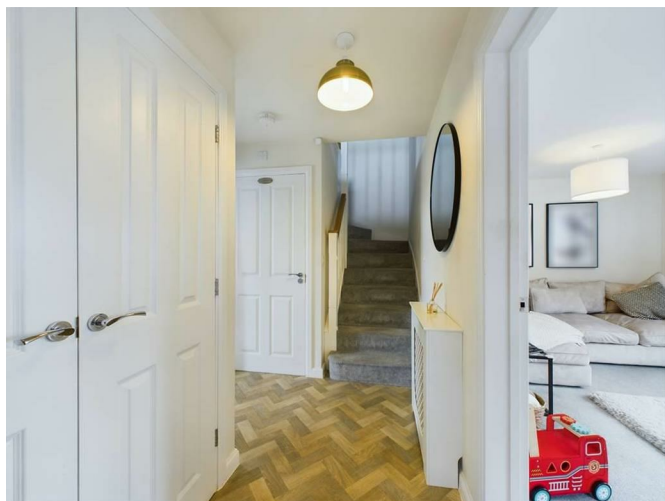


Asking Price £230,000 Freehold



A beautiful three bedroom semi detached property situated on the new development in Mansfield offering plenty of space for a family to enjoy. The property comprises entrance hallway with storage and wc, lounge with dual aspect windows giving plenty of natural light, kitchen/diner with patio doors opening on the garden. Upstairs there are three good sized bedrooms, the third bedroom is currently used as a nursery but has enough space for a single bed and wardrobe and the main bedroom has the ensuite shower room. Outside the property has borders to the two sides and space for bins. There are also two parking spaces to the right of the property and has borders. The property is not over looked and sits on the edge of the development with hedges and walk ways around the development. EPC=B

## Entrance Hallway 6'08 x 9'1



Stepping through upvc front door into the welcoming hall which has stairs to the first floor, radiator, herringbone style vinyl flooring and a doubled doored storage cupboard which is ideal for all the Coates and shoes a family will have.

## Lounge 10'7 x 15'5



A light and bright room with window to the front and side of the property, carpet and a radiator.

## Lounge



## Kitchen/Diner 15'5 x 9'6



A beautiful upgraded kitchen with high gloss wall and floor units with wooden worktop. Integrated Zanussi appliances to include all electric oven, four ring gas hob with extractor and contrasting splash back, washer/dryer, dishwasher and fridge freezer as well as stainless steel sink and drainer with mixer tap. With a continuation of herringbone style vinyl from the hallway, radiator, plenty of space for a dining table as well as windows to the front and side of the property and patio doors opening onto the garden.

## Kitchen/Diner



## Stairs & Landing



A lovely L shaped landing with airing cupboard and access to the loft which has been part boarded for storage.

## Wc 5'11 x 3'0



Nicely tucked away under the stairs with a flow through of the flooring from the hall and having a wc and wash hand basin with splash backs and radiator.

## Bedroom One 10'9 x 10'5



A nice cosy main bedroom with radiator and window to the side elevation as well as having a thermostat control for the heating.

**Bedroom One**



**Bedroom Two**  
11'10 x 8'7



**Ensuite**  
7'6 x 4'7



A light en-suite with double shower cubicle with an upgraded shower and being fully tiled, a wc and wash hand basin with tiled splash backs. Laminate wood effect vinyl flooring, radiator and window to the front elevation.

A decent sized second bedroom with radiator and window to the front elevation. The shape of the room allows for a wardrobe to be nicely tucked away and a double bed in the main space.

**Bedroom Two**



## Bedroom Three 8'9 x 6'5



A corner plot property which has flower beds to the front and side which were planted out by the builders and maintained by the current owners as well as a paved section which is an ideal place to store your bins.

Plenty of space for a single bed or to be used as an office with radiator and window to the side elevation.

## Bathroom 6'10 x 5'6



A family bathroom wash hand basin, wc and bath with upgraded wall tiled in a grey slate effect, wood effect grey vinyl flooring, radiator and window to the front.

## Garden

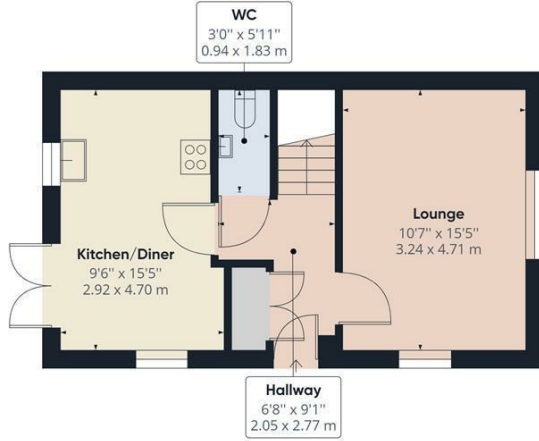
A nicely sized rear garden which is hardly overlooked having a paved area which is ideal for seating and the rest being laid to lawn with garden shed to the bottom. Fully secure with fenced and access gate to the front of the property.

## Garden

## Parking

With two parking spaces tucked nicely into the corner next to the property.

## Front

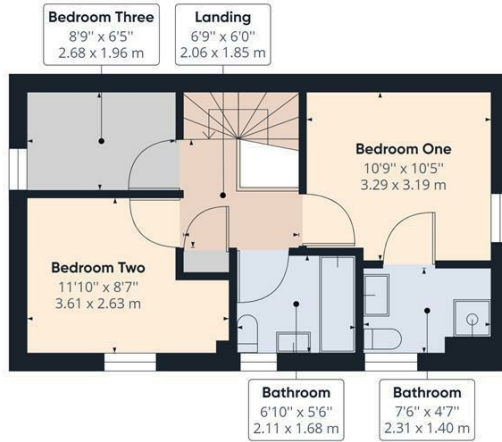


Ground Floor Building 1

Approximate total area<sup>(1)</sup>

773.81 ft<sup>2</sup>

71.89 m<sup>2</sup>

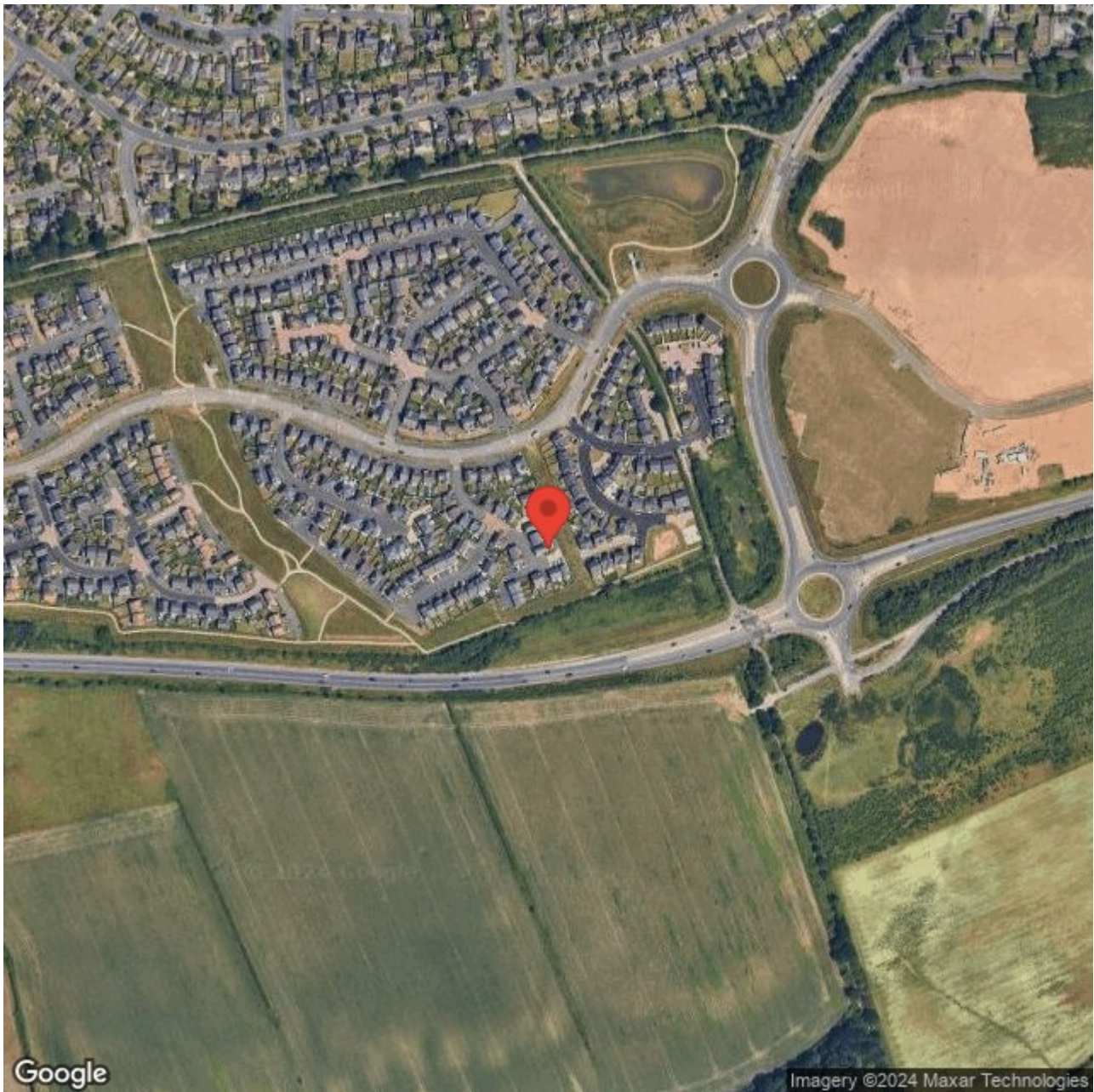


Floor 1 Building 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>96</b>
(81-91) <b>B</b>	<b>84</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	