



Clipstone Road East
Forest Town Mansfield



Clipstone Road East Forest Town Mansfield NG19 0HT

for sale offers over
£210,000



Property Description

No Onward Chain, Three bedroom semi-detached family home.

Burchell Edwards are proud to present Clipstone Road East here in Mansfield. Set back from the main road on a service road and with parking to the front for multiple vehicles.

Clipstone Road East is a very well kept and gorgeous family home, situated on the outskirts of Mansfield town and benefiting from the amenities, shops and schools within a short radius. There are also lovely walks and trails that are local and we highly advise you to view to appreciate what's on offer.

Upon meeting the property you are met with a driveway that supports parking for multiple vehicles and provides access to the side of the property, which opens to the rear through a locked side gate.

Then to the front is a UPVC built porch that opens to an entrance hallway, a lounge with a bay fronted window and a log burner, a fully fitted kitchen with integral appliances, a downstairs W.C and a conservatory to the rear.

To the first floor are two double bedrooms and a generous single, then to finish a three piece family bathroom that's tiled and has an upgraded towel radiator. The loft is fully boarded with strip lighting installed.

At the rear of the property is a gorgeous garden finished with a mix of slabbed, astroturfed and shrubbed sections. Complete, with a fantastic summerhouse equip with electrics.

Please contact the team on 01623 627727 to discuss further.

Front Elevation

Set back from the road on a service road applicable to those who live and reside on Clipstone Road East. With off street parking to

the front elevation for multiple vehicles, access to the side and rear elevations through a locked gate and having a lovely curb appeal.

Entrance Porch

Being a UPVC build with a UPVC front door opening to;

Entrance Hallway

Fit with laminate flooring and opening to;

Lounge

13' Into chimney Breast x 13' 3" Plus Bay Window (3.96m Into chimney Breast x 4.04m Plus Bay Window)

This gorgeous bay fronted lounge has hardwood laminate flooring fit with a log burner installed, a wall mounted radiator and ample space for furniture.

Kitchen

16' min x 9' 8" min + Plus door recess (4.88m min x 2.95m min + Plus door recess)

This full fit kitchen has matching wall and base units for storage, with an inset sink and drainer with mixer taps, a DG UPVC window and door facing the rear elevation and spotlight lighting. The flooring is vinyl and there is a wall mounted radiator, as well as an integral electric oven, an induction hob with a cooker hood above and tiled splashbacks. To complete the kitchen are spotlights and space for a freestanding fridge freezer.

W.C

The WC has a ceramic toilet and sink, a wall mounted radiator and a DG opaque window to the side elevation.

Conservatory

15' 1" Max x 10' 11" (4.60m Max x 3.33m)

The conservatory has a brick built base with UPVC DG windows to the side and rear elevations of the property. With hardwood

laminated flooring and a wall mounted radiator, this space is large enough as shown for a sofa as well as a dining table with chairs and is a great addition to the property.

Bedroom One

9' 10" x 12' 11" (3.00m x 3.94m)

Bedroom One is a generous double, having carpeted flooring fit and a DG UPVC window to the front elevation. Complete with a wall mounted radiator.

Bedroom Two

10' Min x 9' 10" (3.05m Min x 3.00m)

Bedroom Two is another generous double, having carpeted flooring fit, a DG UPVC window to the rear elevation and a wall mounted radiator.

Bedroom Three

7' Min x 6' Min (2.13m Min x 1.83m Min)

Bedroom Three is a single bedroom, with carpeted flooring and a DG UPVC window to the front, complete with a wall mounted radiator.

Family Bathroom

This three piece suite consists of a ceramic toilet and ceramic sink basin, the sink basin having storage, then a bath with a shower fit above. The flooring and walls are tiled and there is a wall mounted towel radiator then to the rear elevation, a DG opaque window.

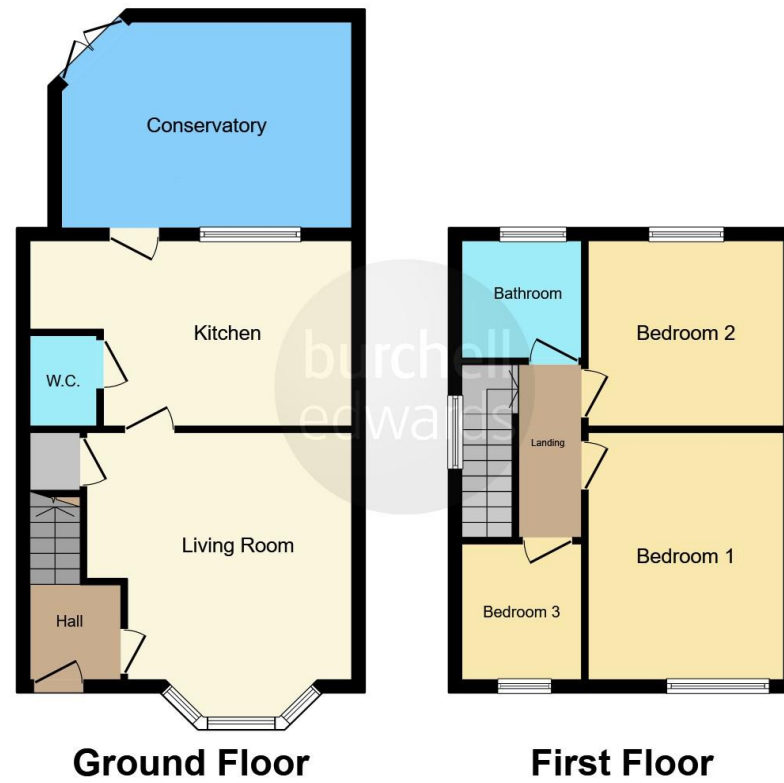
Rear Elevation

The rear garden is made up of a mix of tiered sections, slabbed and astro turfed areas with multiple sheds and a summerhouse - all fit with electrics and a great space to be proud of. The garden is privately enclosed and is a generous size, finished with cherry trees, pear trees and Indian bean trees. The large patio is slabbed and has a slabbed pathway leading down towards the summerhouse. This must be viewed to be appreciated.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Burchell Edwards on

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EPC Rating: D

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/MFD208224



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