



Bracken Road
Shirebrook MANSFIELD



Bracken Road Shirebrook MANSFIELD NG20 8FB

for sale
£250,000



Property Description

Fantastic family home available with NO CHAIN!

Burchell Edwards are excited to bring to the market this spacious Four-bedroom Detached property situated in the flourishing town of Shirebrook, offering easy access to local shops, schools, amenities and the M1 for any commuting needs.

Front elevation offers ample off-road parking with integral single garage, access to the rear of the garage that has been sectioned off giving additional storage or office space.

Upon entering the property, you are greeted by a spacious entrance hall, lounge, a traditional and spacious Kitchen/Diner which includes space for an oven and free-standing fridge/freezer also fitted Belfast sink and an abundance of storage. From here you continue into the utility room which offers storage for a washer and dryer, rear garden access and modern WC.

The first floor of the property continues to offer excellent spacious living with three double bedrooms and a generous single fourth bedroom, fully tiled family bathroom with shower over the bath. The Master bedroom includes fitted wardrobes and a fully tiled modern en-suite with Bluetooth mirror.

To the rear of the property, you will find an enclosed, low maintenance, gravelled garden with raised decking area and an external garden room currently used for a hot tub and ideal for hosting (Hot tub price negotiable but not included)

For any enquiries, please contact us on 01623 627727

Entrance Hallway

Having UPVC double glazed window to the front elevation, laminate flooring and a radiator.

Cloakroom

Having W.C, vanity wash hand basin with mixer tap, fully tiled splashbacks and a radiator.

Study/ Office

With electrics, lighting, carpet flooring and has been converted from the garage.

Lounge

15' 6" x 11' 3" (4.72m x 3.43m)

Having UPVC double glazed window to the front elevation, laminate flooring and a radiator.

Kitchen/ Diner

10' 9" Plus recess x 18' 11" Max (3.28m Plus recess x 5.77m Max)

Having matching wall and base units with granite work surfaces over and incorporating a ceramic sink with mixer tap, storage cupboard, vinyl flooring and two UPVC double glazed windows to the rear elevation.

Utility Room

.6' 9" x 4' 1" Plus door recess (2.06m x 1.24m Plus door recess)

Having base units with work surface over, inset stainless steel sink and mixer tap over, UPVC door to the side elevation, plumbing for a dishwasher and vinyl flooring.

First Floor Landing

Having loft access, storage cupboard and carpet flooring.

Bedroom One

14' Max x 13' 7" (4.27m Max x 4.14m)

Having UPVC double glazed window to the front elevation, built-in wardrobes, carpet flooring and a radiator.

Wet Room

Having an electric shower, panelled splashbacks, vanity wash hand basin with mixer tap, mirror with Bluetooth speaker, tiled flooring, towel radiator, extractor fan and UPVC double glazed window to the side elevation.

Bedroom Two

11' 10" x 9' 10" (3.61m x 3.00m)

Having UPVC double glazed window to the front elevation, carpet flooring and a radiator.

Bedroom Three

10' 6" x 8' 3" (3.20m x 2.51m)

Having UPVC double glazed window to the rear elevation, carpet flooring and a radiator.

Bedroom Four

7' 5" x 8' 9" (2.26m x 2.67m)

Having UPVC double glazed window to the rear elevation, carpet flooring and a radiator.

Family Bathroom

Having a P-shaped bath with mixer tap and mains fed rain fall shower over, wash hand basin with mixer tap, W.C, panelled splashbacks, towel radiator, vinyl flooring and UPVC double glazed window to the rear elevation.

Rear Elevation

To the rear the garden has a decked seating area, a pebbled area with water tap, outdoor lighting, secure fence boundary and a bespoke built cabin.

Cabin

With electric, lighting and hot tub which is negotiable upon price.

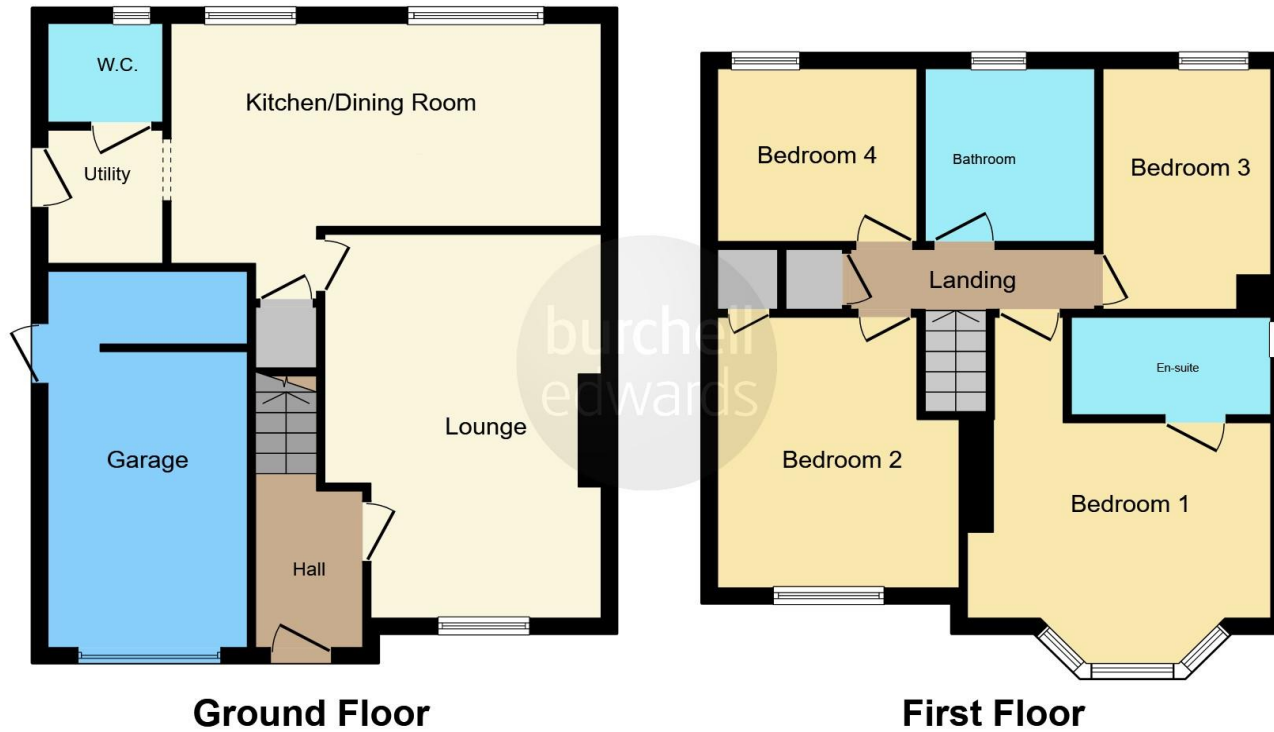
Garage

Having boiler, plumbing for washing machine and dryer and is a convert space for storage.









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: C

Tenure: Freehold

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Property Ref: MFD208516 - 0002