



Arun Dale
Mansfield Woodhouse MANSFIELD



Arun Dale Mansfield Woodhouse MANSFIELD NG19 9RE

for sale offers over
£230,000



Property Description

Located in the town of Mansfield Woodhouse this lovely three-bedroom detached property is the perfect family home. Sitting within driving distance of Mansfield and with no onward chain this is an opportunity not to be missed!

Upon entering the property and from the entrance hall, you will find downstairs WC, kitchen with integrated appliances, separate dining room along with a spacious and inviting lounge with electric fire.

The first floor boasts two double bedrooms, both benefitting from built in storage space, a third bedroom ideal for a single bedroom or office and the family bathroom.

To complete this property the front elevation consists of footpath to front door, gravelled area with small bushes and shrubs. To the rear is gated access to the carport and parking, low maintenance garden with patio/decking area, fence surround and gated access from the side of the property.

For any enquiries, please contact us on 01623 627727

Entrance Hall

Entry via UPVC double glazed door, wall mounted radiator finished with solid wood flooring.

Kitchen

14' 9" plus door recess x 7' 6" (4.50m plus door recess x 2.29m)

The kitchen includes matching wall and base mounted units, double-glazed window to front and side, UPVC door to rear, wall mounted radiator, fridge, plumbing and space for washer, electric hob, cooker hood with integrated oven/grill, tiled splashback and vinyl floor to finish.

Lounge

12' 8" x 13' 10" into chimney breast (3.86m x

4.22m into chimney breast)

The lounge comprises of double-glazed window to front, wall mounted radiator, electric fire with surround, and solid wood flooring to finish.

Dining Room

9' 10" x 17' 2" into recess (3.00m x 5.23m into recess)

The dining room comprises of double-glazed window and French doors to the rear, wall mounted radiator with solid wood flooring to finish.

Cloakroom/Wc

Located on the ground floor under the stairs the cloakroom consists of ceramic toilet and sink, wall mounted radiator and solid wood floor to finish.

First Floor Landing

First floor landing with double-glazed window to side, access to loft and carpet flooring to finish.

Bedroom One

11' 10" max x 10' 1" recess (3.61m max x 3.07m recess)

The master bedroom comprising of double-glazed windows to front, wall mounted radiator, fitted wardrobes and drawers with carpeted floor to finish.

Bedroom Two

10' 11" x 10' 10" into recess and wardrobe (3.33m x 3.30m into recess and wardrobe)

Bedroom two includes double-glazed bay window to rear, wall mounted radiator, fitted wardrobe, and carpeted floor to finish.

Bedroom Three

9' 2" into recess x 6' 11" (2.79m into recess x 2.11m)

Bedroom three comprises of double-glazed window to front, wall mounted radiator, cupboard with combi boiler and carpeted floor

to finish.

Bathroom

The bathroom is finished with a ceramic toilet/sink, walk-in shower, double glazed window to rear, wall mounted radiator and vinyl floor to finish.

Rear Elevation

A low maintenance, secure garden with decked area, gated drive, carport, shed, pebbled raised area, summer house and gated side access.

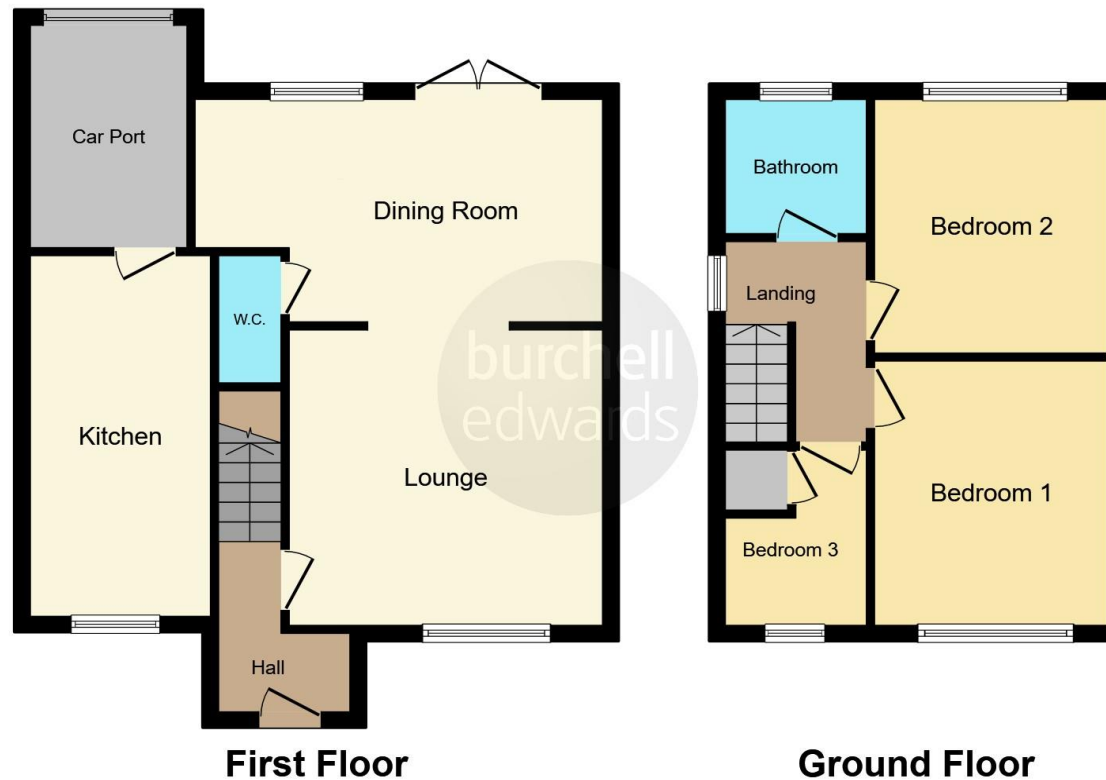
Front Elevation

Open frontage with pebbled area, concrete path to front door and small bushes and shrubs for decoration.









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

T 01623 627727
E Mansfield@burchelledwards.co.uk

12 Albert Street
 MANSFIELD NG18 1EB

EPC Rating: D

Tenure: Freehold

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