



Dobsons Mews
SUTTON-IN-ASHFIELD





Property Description

Spacious Five-Bedroom Mews Home in Sought-After Dobsons Mews, Sutton-in-Ashfield

Nestled in the desirable location of Dobsons Mews, Sutton-in-Ashfield, this impressive five-bedroom historical home is a part of Dobsons Mill which dates back to the 1700's and offers generous living space across three well-designed floors, while the area also offers picturesque walks, including Sutton Lawn and Kings Mill Reservoir.

The ground floor welcomes you with a bright and spacious lounge, a stylish WC, and a contemporary kitchen ideal for both everyday living and entertaining. Upstairs, the first-floor features three well-proportioned bedrooms, including Bedroom Two which boasts its own private en-suite. A modern family bathroom serves the remaining two bedrooms on this level. The second floor is dedicated to comfort and privacy, hosting the elegant master bedroom complete with en-suite, and an additional versatile bedroom-perfect as a nursery, office, or guest room.

Externally, the property continues to impress. The front elevation benefits from off-road parking for two vehicles, with additional space available for a third. To the rear, a beautifully maintained south-facing garden offers a perfect retreat, featuring a spacious decking area, lawn, charming pergola, and practical shed-ideal for outdoor dining and relaxation.

This exceptional home is not to be missed-early viewing is highly recommended.

Entrance Hall

Entry via solid wood door, wall mounted radiator, understairs storage, finished with tiled flooring.

Cloakroom/Wc

Located on the ground floor the cloakroom consists of ceramic toilet and sink, wall mounted radiator, tiled splashback, and tiled floor to finish.



Lounge

14' 8" into chimney breast x 12' 7" into recess (4.47m into chimney breast x 3.84m into recess)
The lounge comprises of double-glazed window to rear, wall mounted radiator, gas fireplace with marble surround, solid single door to rear, and solid oak flooring to finish.

Kitchen

16' 6" into recess x 13' 10" into recess (5.03m into recess x 4.22m into recess)
The kitchen includes matching wall and base mounted units, stainless steel sink and drainer, double-glazed window to front, French doors to rear, wall mounted radiator, integrated dishwasher, washing machine, freestanding gas Range cooker, spotlights, tiled splashback, and stone floor to finish.

First Floor

Landing

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

Bedroom Two

9' 2" x 14' 6" (2.79m x 4.42m)

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

En-Suite

En-suite situated off the second bedroom includes walk-in shower, ceramic wash-hand basin and toilet, tiled splashback, wall mounted radiator, and vinyl flooring to finish.

Bedroom Four

10' 7" x 9' 3" (3.23m x 2.82m)

Bedroom four comprises of double-glazed window to rear, wall mounted radiator, fitted wardrobes and carpeted floor to finish.

Bedroom Five

8' 6" x 7' (2.59m x 2.13m)

Bedroom five includes double-glazed window to front, wall mounted radiator and carpeted floor to finish.

Second Floor

Bedroom One

13' 5" x 13' 3" (4.09m x 4.04m)

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

Master En-Suite

En-suite situated off the master bedroom includes bath with separate walk-in shower, ceramic wash-hand basin and toilet, spotlights, wall mounted radiator, and tiled walls and floor to finish.

Bedroom Three

7' 6" x 16' 7" (2.29m x 5.05m)

Bedroom three comprises of double-glazed Velux window to rear, wall mounted radiator, storage space, loft access, with carpeted floor to finish.

Externals

To the front of the property, you'll find private parking for up to two vehicles.

The rear garden benefits from being south facing, decking area, laid to lawn with fenced surround, pergola, shed. From the rear you'll find gated access to a path leading to bin area which is shared.

Garage

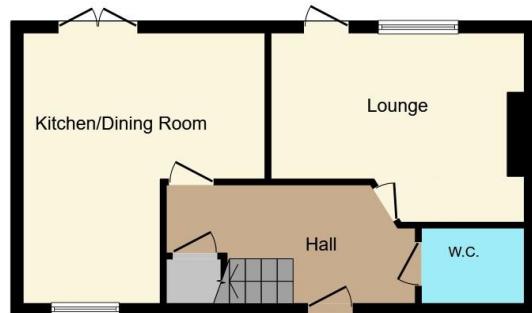
Detached and away from the property the garage has up and over door with a private parking space to the front.

Agents Note: No key - unable to access to garage.

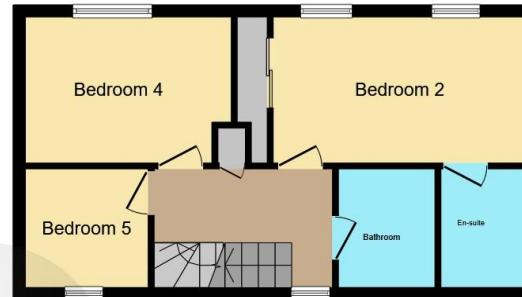




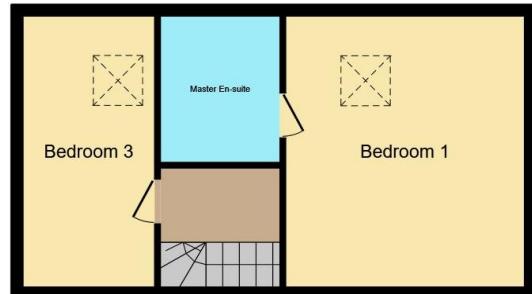




Ground Floor



First Floor



Second Floor



Garage

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

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Property Ref: MFD209080 - 0009