



Station View
Shirebrook MANSFIELD

burchell
edwards

Station View Shirebrook MANSFIELD NG20 8BY

for sale offers in the region of
£150,000



Property Description

Welcome to this three-bedroom semi-detached home, ideally located in the popular Station View area of Shirebrook. Offering great potential, this property presents a fantastic opportunity for first-time buyers, investors, or those seeking a rewarding renovation project.

The ground floor features a spacious lounge and a well-proportioned kitchen/diner, providing ample space for family living and entertaining. Upstairs, you'll find three good-sized bedrooms and a practical wet room.

Externally, the front elevation boasts a lawned area with off-street parking, while the rear offers a generous lawned garden complete with a concrete path and a slabbed patio—perfect for outdoor enjoyment.

With no onward chain, this property is ready to go and bursting with potential. Early viewing is highly recommended to appreciate the scope on offer.

Entrance Hall

Entry via UPVC door, wall mounted radiator and carpeted floor to finish.

Lounge

12' 6" into recess x 13' 2" into recess (3.81m into recess x 4.01m into recess)

The lounge consists of double glazed window to front, wall mounted radiator, fireplace which is capped and carpeted floor.

Kitchen/Diner

9' 6" x 15' 7" (2.90m x 4.75m)

The kitchen area includes matching wall and base mounted units, stainless steel sink and drainer, double-glazed window to rear, UPVC door to side, understairs storage, tiled splashback, and laminate floor. To the dining area you'll find wall mounted radiator, double glazed window to side and carpeted floors 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' 9" x 9' 6" into chimney breast (3.58m x 2.90m into chimney breast)

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

Bedroom Two

.11' 1" into recess x 9' 6" into recess (3.38m into recess x 2.90m into recess)

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

Bedroom Three

6' 9" into recess x 9' 2" into recess (2.06m into recess x 2.79m into recess)

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

Wetroom

The bathroom is a wet room with shower and screen, ceramic toilet/sink, double glazed window to rear, wall mounted radiator, tiled walls, and vinyl floor to finish.

Externals

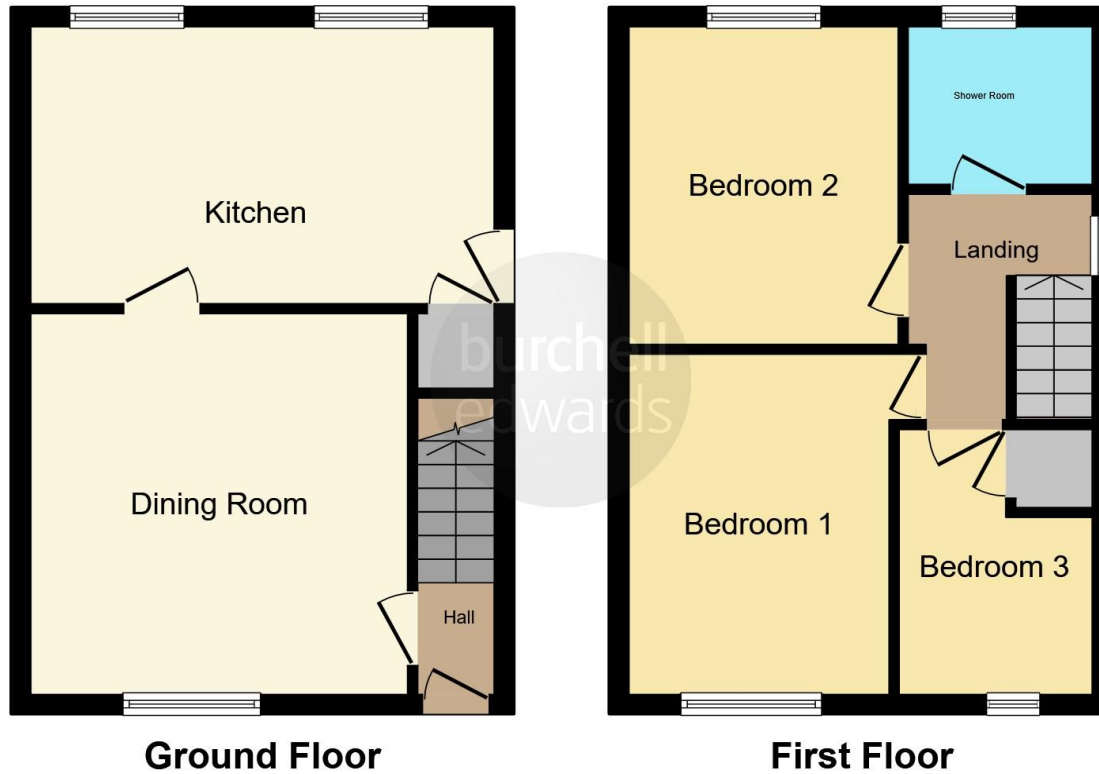
To the front of the property you will find a lawned garden with driveway and low brick wall surround,

To the rear a lawned garden with concrete path and slabbed patio with fenced surround.









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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12 Albert Street
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EPC Rating: C Council Tax
 Band: A

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/MFD209019



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