



16 Kaye Road, Mansfield

£125,000 Freehold

TWO BEDROOM SEMI DETACHED PROPERTY • NO UPWARD CHAIN, EPC RATING: D • GENEROUS OPEN PLAN LOUNGE/DINER • FITTED KITCHEN WITH UNDER STAIRS STORAGE • DRIVEWAY PROVIDING OFF ROAD PARKING • LOW MAINTENANCE FRONT AND REAR GARDEN • IDEAL FOR FIRST TIME BUYERS AND INVESTORS



41 Albert Street, Mansfield, NG18 6AN
Sales: 01623 627 247
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John Sankey





Entrance Hall

A welcoming entrance hall offering a practical introduction to the home. The space features a UPVC double glazed window, a central heating radiator, power points and useful cloakroom and storage space. It also provides access to the first floor and the lounge/diner.

Lounge/Diner

22' 6" x 11' 7" (6.85m x 3.54m)

A generous lounge/diner, perfect for both relaxing and entertaining. A UPVC double glazed bay window to the front and a further UPVC double glazed window overlooking the rear garden flood the room with natural light. The space is centred around a feature fireplace (gas fire currently not in working order) and also benefits from a central heating radiator and power points throughout.

Kitchen

9' 2" x 8' 1" (2.80m x 2.47m)

A well equipped kitchen fitted with wall and base units incorporating a sink and providing space for additional appliances. The room benefits from an under-stairs pantry, space for casual dining, a UPVC double glazed window to the side, and a rear door providing access to the garden. Completing the space are a central heating radiator and power points.

First floor

Bedroom No 1

14' 9" x 11' 8" (4.49m x 3.55m)

A generous double bedroom enhanced by a feature UPVC double glazed bay window, creating additional space and character. A second UPVC double glazed window allows for plenty of natural light, while a central heating radiator and power points are also included.

Bedroom No 2

10' 9" x 9' 10" (3.28m x 2.99m)

A well proportioned double bedroom with a UPVC double glazed window overlooking the rear garden. The room also includes a central heating radiator and power points.

Bathroom

A generously sized family bathroom comprising a low flush WC, pedestal sink and bath. The room features tiled walls for ease of maintenance, two UPVC double glazed windows allowing in natural light, and a central heating radiator.



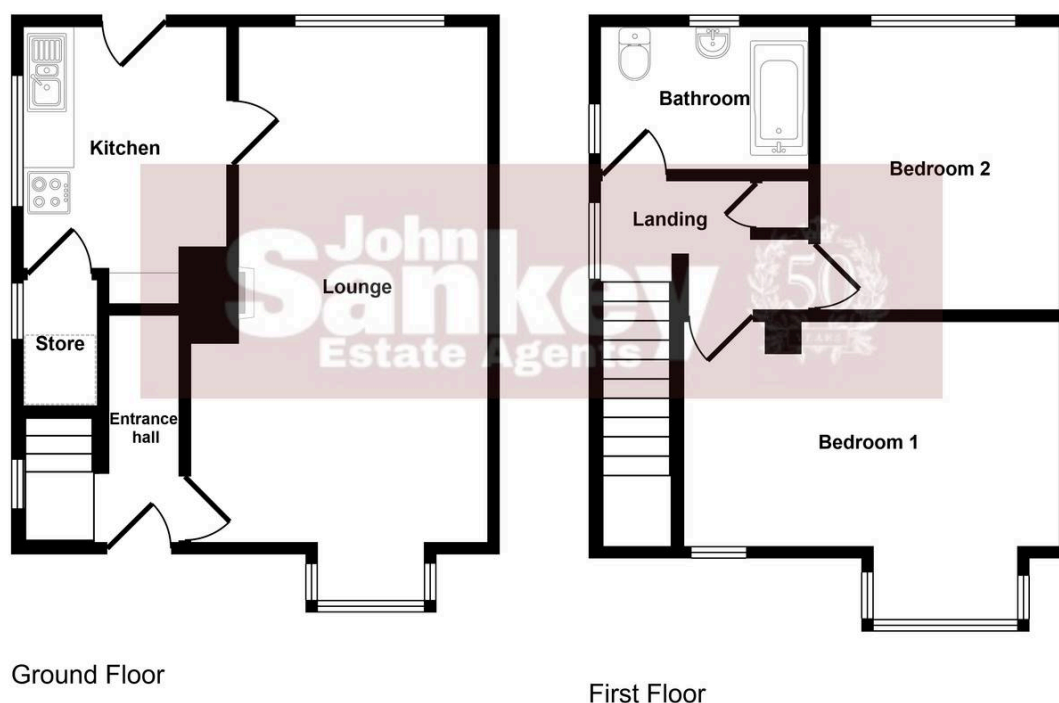
Outside

The front of the property offers a low maintenance frontage with a driveway providing off road parking. A side pathway gives convenient access to the rear garden while also leading to the main entrance. To the rear, the garden is predominantly laid to lawn and features a patio area, perfect for outdoor dining, relaxing and entertaining. Bordered by mature trees and shrubs, the garden provides a peaceful setting, while a brick-built shed offers excellent additional storage and practicality.

Additional information

Tenure: Freehold Council tax band: A
Mobile/Broadband Coverage Checker visit:
www.ofcom.org.uk then click mobile & broadband checker.





 Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

These brochures are produced as a guide only. The floor plan and measurements are not to be used for furnishing or any other purposes and are approximate.

Situated in a popular residential location, this well presented two bedroom semi detached home offers generous accommodation throughout, making it an excellent choice for first time buyers, downsizers or those looking to invest. The property boasts a bright and generous lounge/diner, a well equipped kitchen with dining space and pantry storage. Two double bedrooms occupy the first floor and are complimented by a family bathroom.

Externally, the home benefits from off-road parking, a low-maintenance front garden and a private rear garden featuring a patio area, a generous lawn and a brick-built storage shed. Surrounded by mature trees and shrubs, the garden provides a peaceful setting for relaxing and entertaining, perfectly complementing this charming home.



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