



Ashfield Avenue
Mansfield

burchell
edwards

Ashfield Avenue Mansfield NG18 2AE

for sale offers over
£260,000



Property Description

Situated on Ashfield Avenue, Mansfield, this spacious three-bedroom detached family home offers well-presented accommodation throughout, ideal for growing families.

The accommodation comprises an entrance hall leading to a bright living room with a bay window, additional side window and feature gas fire. To the rear, the kitchen/diner provides an excellent family space with matching wall and base units, tiled splashbacks, inset ceramic sink, cooker hood, log burner and French doors opening onto the garden. A utility room and ground floor WC complete the ground floor.

To the first floor are three well-proportioned bedrooms, including a principal bedroom with en-suite shower room. Bedroom two benefits from fitted wardrobes, whilst the family bathroom comprises a bath, separate walk-in shower, wash hand basin and WC.

Externally, the property enjoys a brick-paved driveway providing off-road parking and access to a detached garage with power and lighting. The enclosed rear garden features a patio area, summer house, shed, outside tap and power socket, creating an ideal space for outdoor enjoyment. A partially boarded loft provides additional storage.

Entrance Hall

Entered via a wooden front door, the entrance hall benefits from laminate flooring and a wall-mounted radiator, providing access to the principal ground floor accommodation.

Living Room

A spacious reception room featuring laminate flooring, a double glazed bay window to the front elevation and a double glazed opaque window to the side. The room further benefits from two wall-mounted radiators and a feature gas fire with decorative surround.

Kitchen / Diner

A generous open-plan kitchen and dining space with laminate flooring to the dining area and tiled flooring to the kitchen. Fitted with matching wall and base mounted units, tiled splashbacks, an inset ceramic sink and cooker hood. The dining area is enhanced by a charming log burner, whilst double glazed French UPVC doors and an additional double glazed window overlook the rear garden. A UPVC door provides access to the front and a wall-mounted radiator completes the space.

Utility Room

Fitted with matching wall and base units and benefitting from a tiled floor. Features include an inset sink and drainer, wall-mounted radiator and a UPVC door providing access to the rear garden.

Wc

Comprising a ceramic toilet, tiled flooring, wall-mounted radiator and a double glazed opaque window to the rear elevation.

Landing

Having carpet flooring, a double glazed window to the side elevation, loft access, useful storage cupboard and a cupboard housing the boiler.



Bedroom One

A well-proportioned double bedroom with carpet flooring, wall-mounted radiator and a double glazed window overlooking the rear garden.

En-Suite

Fitted with a ceramic toilet and wash hand basin, walk-in shower, tiled splashbacks and laminate flooring. Additional features include a wall-mounted radiator and ceiling spotlights.

Bedroom Two

A spacious bedroom benefitting from carpet flooring, fitted wardrobes and storage, wall-mounted radiator and a double glazed bay window to the front elevation.

Bedroom Three

Having carpet flooring, wall-mounted radiator and double glazed windows to the front elevation.

Family Bathroom

Comprising a bath, separate walk-in shower, ceramic toilet and wash hand basin. Finished with laminate flooring, tiled splashbacks, a wall-mounted radiator and double glazed opaque windows to the rear and side elevations.

Loft Space

A spacious loft area benefitting from insulation and partial boarding, providing valuable storage space.

Externals

To the front, the property enjoys a brick-paved driveway and frontage with pathways leading to the front and side entrances. There is access to the detached garage, with fenced boundaries and established hedging providing privacy.

The enclosed rear garden benefits from fenced boundaries, a slabbed patio seating area, garden shed, outside tap, external power socket and a locked side access gate. A summer house provides additional versatile outdoor space.

Detached Garage

Detached garage fitted with wooden front doors, power, lighting and spotlights.

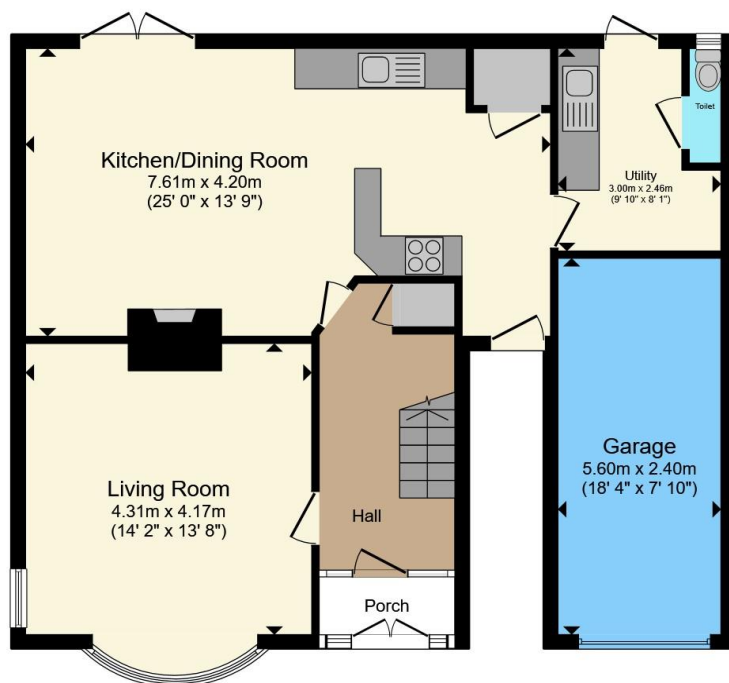
Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

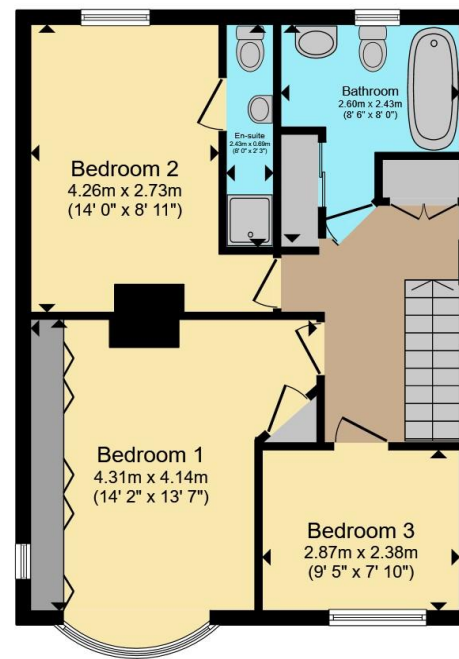








Ground Floor



First Floor

Total floor area 134.9 m² (1,452 sq.ft.) approx

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.propertybox.io



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: C Council Tax
 Band: B

Tenure: Freehold

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