



Old Bakery Way
Mansfield

burchell
edwards

Old Bakery Way Mansfield NG18 2JR

for sale offers over
£80,000



Property Description

Offered for sale with no onward chain, this well-presented two-bedroom ground floor flat is situated on Old Bakery Way, Mansfield within a private gated development.

The accommodation includes an entrance hall with storage, leading through to an open-plan lounge/kitchen. The kitchen is fitted with a range of wall and base units, integrated cooking appliances and a stainless-steel sink, while the lounge benefits from French doors providing access to the rear.

There are two bedrooms, along with a bathroom fitted with a bath and shower over.

Externally, the property enjoys access to communal green space within a secure setting, along with one allocated parking space.

Conveniently located close to local amenities and transport links, this property would suit a range of buyers including first-time purchasers and investors alike.

Entrance To Block

Accessed via a uPVC entrance door with intercom entry system, leading into a communal area with carpet flooring.

Entrance Hall

Entered through a wooden fire door, with carpet flooring, wall-mounted radiator and useful storage cupboard.

Lounge/Kitchen

Open-plan living space with carpet transitioning into laminate flooring. The kitchen is fitted with matching wall and base units, stainless steel sink and drainer, tiled splashback, gas hob with integrated electric oven and cooker hood. Double-glazed window to the side and uPVC double-glazed French doors to the rear, with a wall-mounted radiator.



Bedroom One

With carpet flooring, wall-mounted radiator and double-glazed window to the rear.

Bedroom Two

Carpeted with wall-mounted radiator and double-glazed window to the front.

Bathroom

Comprising bath with shower over, wash hand basin and low-level WC. Finished with vinyl flooring, wall-mounted radiator and tiled splashback.

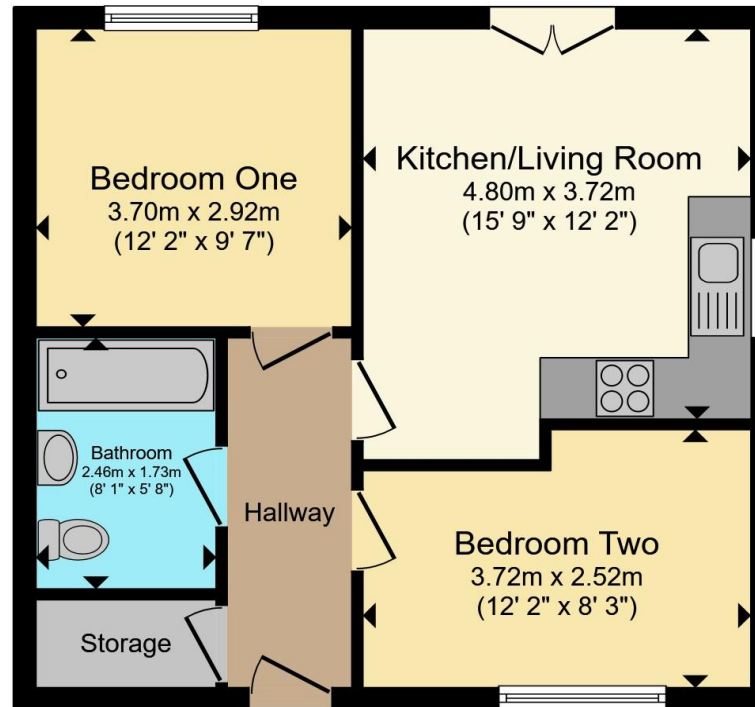
Externals

Communal green space within a gated development, offering a private and secure setting. The property also benefits from one allocated parking space.









Total floor area 44.1 m² (475 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

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12 Albert Street
 MANSFIELD NG18 1EB

EPC Rating: C

Council Tax
 Band: A

Service Charge:
 1792.00

Ground Rent:
 200.00

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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