



Ruskin Road
MANSFIELD

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edwards



Property Description

Situated on the popular Ruskin Road in Mansfield, this three-bedroom semi-detached property presents a fantastic opportunity for buyers seeking a well-located home with great potential.

Set back from the street, the front elevation offers a neatly lawned garden enclosed by fencing, creating a welcoming and private approach. Inside, the ground floor comprises a comfortable lounge, a brand-new kitchen, and a convenient WC. Upstairs, you'll find three generously sized bedrooms and a brand-new family bathroom, ideal for growing families or those looking to invest. The rear garden is laid to lawn and fully fenced, offering a blank canvas that would benefit from a little TLC to transform it into a relaxing outdoor space.

With no onward chain and excellent transport links, schools, and amenities nearby, this property is perfect for investors or buyers looking to put their own stamp on a home in a desirable location. The property also comes with a brand-new boiler and heating system as well as being fully rewired.



Entrance Hall

Entry via UPVC double-glazed door, wall mounted radiator, finished with vinyl flooring.

Lounge

11' 1" x 15' into chimney breast (3.38m x 4.57m into chimney breast)

The lounge comprises of double-glazed window to rear, wall mounted radiator, door to side leading on to hallway with door to side elevation, and carpet flooring to finish.

Kitchen

11' x 10' 5" (3.35m x 3.17m)

The kitchen includes matching wall and base mounted units, stainless steel sink and drainer, double-glazed window to front, wall mounted radiator, gas hob, cooker hood with electric oven, spotlights, pantry, and vinyl floor to finish.

Cloakroom / Wc

Located on the ground floor the cloakroom consists of ceramic toilet, double glazed window to front, and vinyl floor to finish.

First Floor Landing

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

Bedroom One

.10' 5" x 11' 2" (3.17m x 3.40m)

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

Bedroom Two

11' into recess x 11' 3" (3.35m into recess x 3.43m)

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

Bedroom Three

6' 8" x 8' 8" (2.03m x 2.64m)

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

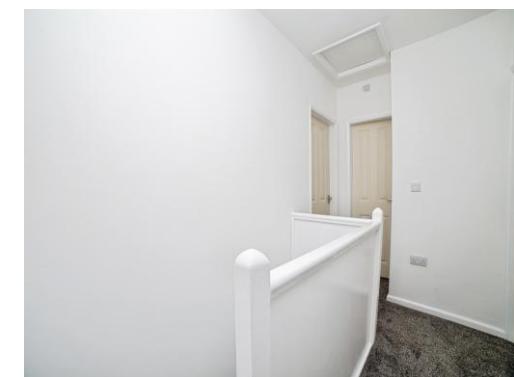
Bathroom

The bathroom is finished with a ceramic toilet/sink, bath with shower over bath, double glazed window to front, wall mounted radiator, spotlights, aqua board splashback, and vinyl floor to finish.

Externals

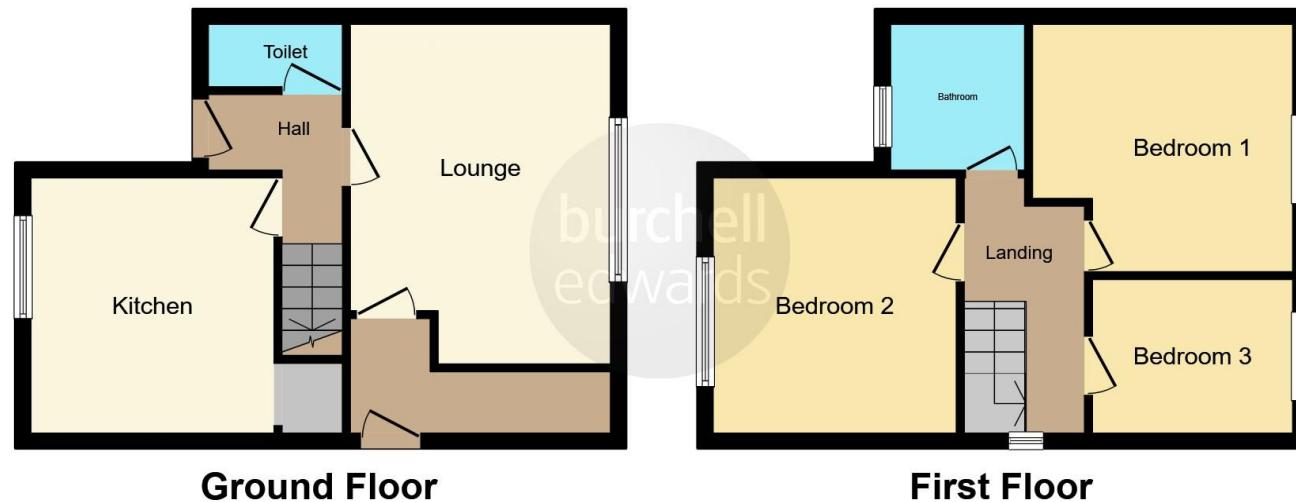
The front elevation is set back from the street, with a neatly lawned garden, stepped up and enclosed by fencing.

The rear garden is laid to lawn and fully fenced, offering a blank canvas.









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

Tenure: Freehold

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