



Partridge Close  
Rainworth Mansfield

burchell  
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# Partridge Close Rainworth Mansfield NG21 0GT

for sale guide price  
**£400,000**



## Property Description

Nestled on the small development of Rufford Oaks and sitting amongst exclusive 3 and 4 bedroom bungalows, this three bedroom bungalow is in the sought after village of Rainworth and is beautifully presented throughout, offering a rare blend of space, comfort, and convenience.

The property boasts a generous layout featuring a welcoming lounge, a separate dining room perfect for entertaining, a well-appointed kitchen, a WC, and a practical utility room. Two of the double bedrooms benefit from their own en-suite bathrooms, the third bedroom (currently used as a reception room) has French doors overlooking the rear patio, providing privacy and luxury in equal measure.

To the front, the property offers ample off-street parking for up to five vehicles, a secure locked side gate, and a detached double garage—ideal for storage or workshop use. An EV charging point is already installed, catering to modern needs. The rear garden is a tranquil haven, complete with an Indian sandstone patio, a charming summerhouse, a greenhouse to the side, and a neatly maintained lawn. There's even a large storage area to the side of the property and convenient outdoor taps for gardening enthusiasts.

With a wireless security system already in place and the added benefit of no onward chain, this home is ready for immediate occupation. Whether you're downsizing, relocating, or simply seeking single-level living with style, this bungalow ticks all the boxes.



### Entrance Hall

Entry via UPVC door, wall mounted radiator, double storage cupboard, finished with laminate flooring.

### Lounge

12' 1" x 16' 6" ( 3.68m x 5.03m )

The lounge comprises of double-glazed bay window to front, wall mounted radiator, gas fire, and carpet flooring to finish.

### Dining Room

10' 3" x 9' 9" ( 3.12m x 2.97m )

The dining room comprises of doors to lounge and reception room, wall mounted radiator with carpet flooring to finish.

### Bedroom Three / Study

9' 5" x 10' 4" ( 2.87m x 3.15m )

Reception room comprises of French doors to rear, wall mounted radiator with carpet flooring to finish.

### Kitchen

11' 11" x 10' 2" ( 3.63m x 3.10m )

The kitchen includes matching wall and base mounted units, stainless steel sink and drainer, double-glazed window to rear, wall mounted radiator, undercounter freezer, cooker hood, spotlights, tiled walls and floor to finish.

### Utility Room

.8' x 5' 8" ( 2.44m x 1.73m )

Utility room located to the rear of the property comprises of UPVC door to side, matching wall and base units, inset stainless steel sink and drainer, wall mounted radiator, with tiled walls and floor to finish.

### Cloakroom / Wc

The cloakroom consists of ceramic toilet and hand wash basin, tiled splashback, and tiled floor to finish.

### Bedroom One

17' 2" x 10' 2" ( 5.23m x 3.10m )

The master bedroom comprising of two double-glazed windows to rear, two wall mounted radiators, with carpeted floor to finish.

### Ensuite One

En-suite situated off the master bedroom includes four-piece suite with bath, walk-in shower, wash-hand basin with storage vanity unit and toilet, wall mounted towel radiator, double glazed window to side, tiled splashback and flooring to finish.

### Bedroom Two

10' 7" into recess x 13' 1" into recess ( 3.23m into recess x 3.99m into recess )

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

### Ensuite Two

En-suite two situated off bedroom two includes walk-in shower, wash-hand basin with storage vanity unit and toilet, wall mounted towel radiator, double glazed window to side, tiled walls and flooring to finish.

### Externals

To the front, the property offers ample off-street parking for up to five vehicles, a secure locked side gate, and a detached double garage—ideal for storage or workshop use. An EV charging point is already installed, catering to modern needs.

The rear garden is a tranquil haven, complete with an Indian sandstone patio, a charming summerhouse, a greenhouse to the side, and a neatly maintained lawn. There's even a discreet storage area to the side of the property and convenient outdoor taps for gardening enthusiasts.

### Garage

16' 2" x 16' 10" ( 4.93m x 5.13m )

Double detached garage with electric up and over doors, electrics, lighting, work bench, storage cupboards and EV charging point.









Total floor area 107.7 m<sup>2</sup> (1,159 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](http://www.propertybox.io)



To view this property please contact Burchell Edwards on

**T 01623 627727**  
**E [Mansfield@burchelledwards.co.uk](mailto:Mansfield@burchelledwards.co.uk)**

12 Albert Street  
MANSFIELD NG18 1EB

EPC Rating: C Council Tax  
Band: C

Tenure: Freehold

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