

£475,000

Occupation Lane, Edwinstowe,
Mansfield,

Welcome to BuckleyBrown, where every home is carefully presented, so you can explore with clarity and confidence.

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“The property occupies an attractive position on a highly sought-after street and offers a wonderful opportunity for a new owner to enhance, personalise and bring it up to date, creating a home to truly make their own.”

- Tim, Valuer



A FAMILY HOME FULL OF POTENTIAL

A spacious five-bedroom detached property, ideally suited to family living and occupying a desirable position on a sought-after street.

Offering generous accommodation, plenty of potential and the opportunity to add your own style through a little modernisation, this is a fantastic chance to create a wonderful family home. With ample space both inside and out, it provides an exciting opportunity for growing families looking to put down roots.





THE FINER DETAILS

The ground floor begins with a spacious and welcoming entrance hallway, setting the tone for the generous accommodation on offer.

Leading off the hallway is a spacious front living room, beautifully complemented by a bay window allowing plenty of natural light to flood the space. Double doors provide access into a versatile dining room, offering an ideal setting for family meals and entertaining, with French doors opening directly onto the rear garden. Further along, you'll find an open-plan kitchen/dining room, providing plenty of space for everyday family life and enjoying convenient access out to the garden. A useful utility room and downstairs WC complete the ground floor.

Moving upstairs, a central landing provides access to five well-proportioned bedrooms, offering excellent flexibility for growing families, guests or those working from home. Two of the bedrooms benefit from their own en-suite facilities, adding an extra touch of convenience and privacy, while a family bathroom is also positioned off the landing to serve the remaining bedrooms.

Externally, the property continues to impress, with the front boasting a private driveway providing ample off-road parking, an integrated spacious garage and a well-kept lawn, creating an attractive approach to the home. To the rear, you'll find a generous lawned garden with mature planted borders, offering a pleasant degree of privacy and plenty of room for children to play, outdoor dining and enjoying the warmer months. A lovely outdoor space to complement this spacious family home.







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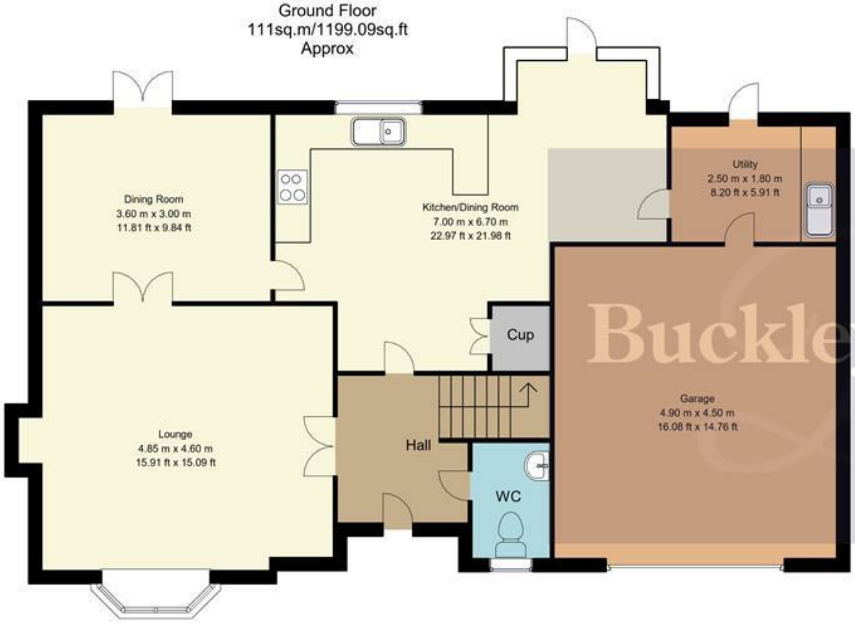
LIFE IN EDWINSTOWE

Edwinstowe is a charming and popular village nestled in the heart of Sherwood Forest, famously known for its connection to the legend of Robin Hood.

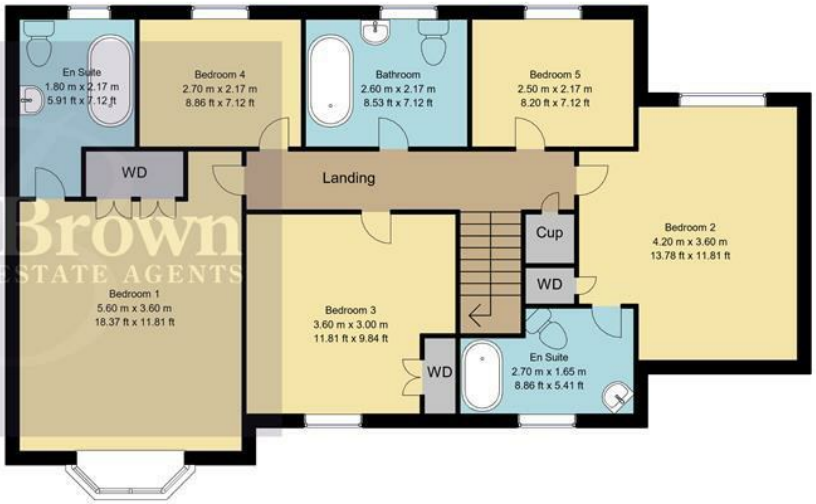
The village offers a wonderful blend of countryside living and everyday convenience, with a welcoming community atmosphere and a bustling High Street boasting a variety of independent shops, cafés, traditional pubs, restaurants and useful local amenities. There are also local primary schools, making it an appealing choice for families looking to settle in a friendly village setting.

For those who enjoy the outdoors, Edwinstowe is perfectly placed, with the beautiful Sherwood Forest and its famous Major Oak close by, alongside miles of scenic walking and cycling routes. Nearby attractions include Sherwood Pines, Rufford Abbey Country Park and Thoresby Park, offering plenty of opportunities for family days out and exploring the surrounding countryside. With road links connecting to Mansfield, Worksop and the wider Nottinghamshire area, Edwinstowe offers an attractive balance of village life, convenience and outdoor adventure.

Ground Floor
111sq.m/1199.09sq.ft
Approx



First Floor
92sq.m/992.41sq.ft
Approx



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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Key Features

Five-bedroom detached family home

Two spacious reception rooms

Open-plan kitchen/dining room

Two en-suite bedrooms

Private driveway and large integrated garage

Generous rear garden with mature borders

Approx. Size
2,191 Sq. ft

EPC Rating
C

Council Tax Band
F

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