



31 Field Drive, Shirebrook

Guide Price £100,000 - £110,000

GENEROUS THREE BEDROOM MID TERRACED HOUSE • OPEN PLAN LOUNGE/DINING LEADING TO SPACIOUS KITCHEN • NO UPWARD CHAIN, EPC RATING: D • NEWLY CARPETED THROUGHOUT AND DECORATED • GROUND FLOOR MODERN SHOWER ROOM • INVESTMENT OR FIRST TIME BUYER PROPERTY • SITUATED CLOSE TO LOCAL AMENITIES AND BUS ROUTE



41 Albert Street, Mansfield, NG18 6AN
Sales: 01623 627 247
email:enquiries@johnsankey.com

John Sankey





Lounge/Dining Room

25' 3" x 12' 5" (7.70m x 3.79m)

With two Adam style fire surrounds with tiled hearths, two UPVC double glazed windows, coved ceiling, two central heating radiator and brand new carpeted flooring.

Kitchen

15' 3" x 6' 2" (4.65m x 1.88m)

Fitted with a range of matching base and wall cupboard units with marble effect work surfaces inset with stainless steel drainer sink, fitted four ring gas hob, single electric oven bellow, filter fan above, tiled splashback, UPVC double glazed window, tiled floor and UPVC double glazed door leading to the courtyard garden.

Shower Room/W.C.

Leading from the Kitchen with fitted corner shower enclosure and gravity shower, low level WC inset into vanity unit, low level WC, ladder radiator, UPVC double glazed window and tiled floor.

Landing

With carpeted flooring.

Bedroom No. 1

12' 5" x 11' 5" (3.79m x 3.48m)

Central heating radiator, brand new carpeted flooring, UPVC double glazed window.

Bedroom No. 2

12' 5" x 12' 0" (3.79m x 3.66m)

Central heating radiator, brand new carpeted flooring, UPVC double glazed window, airing cupboard with gas combination boiler.

Bedroom No. 3/Attic

15' 3" x 12' 5" (4.65m x 3.79m)

Brand new carpeted flooring, velux skylight and central heating radiator.



Outside

Gardens Front

To the front there is a mainly lawned garden with concrete path leading to the front door.

Gardens Rear

To the rear is an enclosed yard with sitting/drying area.

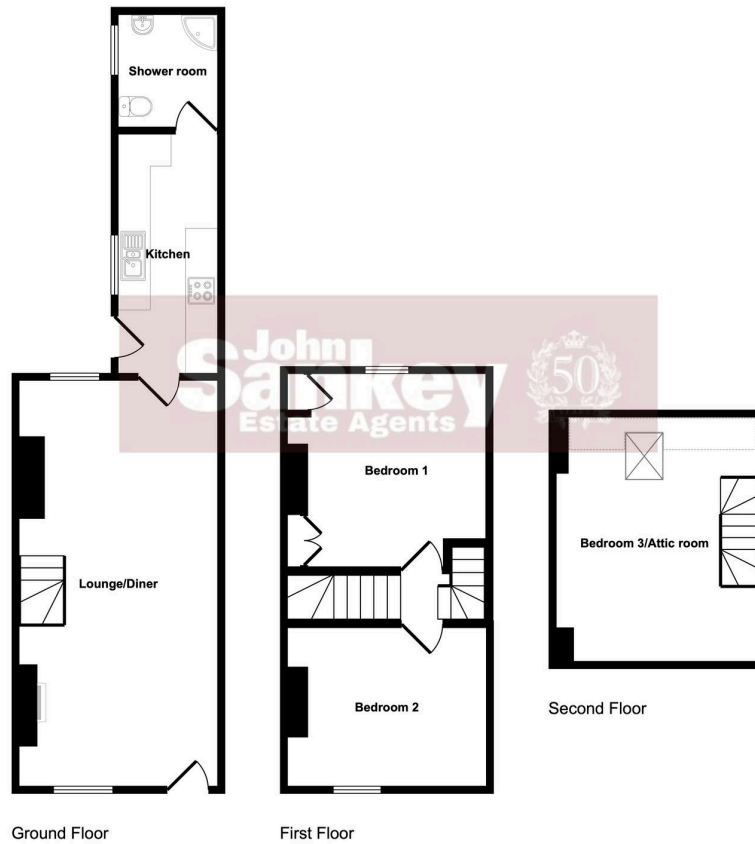
Additional Information


Tenure: Freehold

Council Tax Band: A

Mobile/Broadband Coverage Checker visit:
www.ofcom.org.uk then click mobile & broadband checker.





 Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

These brochures are produced as a guide only. The measurements and floor plan are for illustration purposes only and are approximate. They are not to be relied upon for furnishing or any other purposes.



41 Albert Street, Mansfield, NG18 6AN
 Sales: 01623 627 247
 email:enquiries@johnsankey.com

John Sankey

