

Offers Over £335,000 Freehold

7 GRIZEDALE RISE | FOREST TOWN | MANSFIELD | NG19 0GA

BuckleyBrown ESTATE AGENTS

LOOKS LIKE HOME!...

Set within a highly sought-after residential area, this impressive four-bedroom detached home offers the perfect balance of space, style, and practicality. Located in Forest Town, you'll enjoy the convenience of nearby shops, schools, parks, and excellent transport links. From the moment you arrive, the property's generous proportions, modern features, and beautifully maintained garden make it stand out as a truly special find.

Step through the front door into a welcoming entrance hall that sets the tone for the rest of the home. The heart of the property is the spacious open-plan kitchen and dining room, designed with both style and functionality in mind. The kitchen is fitted with ample storage units, sleek worktops, and a central breakfast bar – the ideal spot for casual meals or morning coffee. There's also plenty of room for a full-sized dining table, making it perfect for family gatherings. Doors lead to a bright sunroom with surrounding windows and bi-folding doors opening directly onto the rear garden, creating a seamless indoor-outdoor flow. Additional ground-floor features include a practical utility room, a guest WC, and a generous living room complete with a charming bay window and a feature fireplace, providing a cosy space to unwind.

Upstairs, the property continues to impress with four generously sized bedrooms, each offering comfort and flexibility. The master bedroom serves as a true retreat, complete with fitted wardrobes and a stylish private en-suite shower room. The second bedroom also benefits from its own en-suite. The remaining bedrooms are equally well-presented and are served by a contemporary family bathroom.

Outside, the property offers superb kerb appeal with a driveway and garage providing ample off-street parking. The rear garden is a true highlight – a private and versatile space featuring a paved patio, a decked seating area, and a converted shed that could serve as a hobby room, summer house, or playroom.









Porch
With windows to the front elevation and access into;

Entrance Hall
With stairs rising to the first floor, built in storage cupboard and access into;

WC 2'9" x 4'4"
Complete with a low flush WC and a hand wash basin.

Kitchen/Dining Room 25'9" x 9'8"
The kitchen is complete with a rage of matching cabinetry and ample worktop surfaces. It features an inset sink and drainer, breakfast bar and space for appliances. With a window to the rear elevation. This rooms allows an open plan design through to the dining room, with ample space for your dining furniture. With doors opening into the sun room.

Sun Room 13'8" x 12'4"
With surrounding windows and bi-folding doors providing direct access onto the garden.

Utility Room 7'10" x 6'1"
With ample storage and space and plumbing for a washing machine and dryer.

Living Room 10'7" x 17'9"
Complete with carpeted flooring, feature fireplace and a bay window to the front elevation.

Landing
With access into;

Bedroom One 10'8" x 13'10"
With carpeted flooring, fitted wardrobes and a bay window to the front elevation. This room benefits from its own en-suite facility.

En-suite 5'4" x 6'3"
Complete with a three piece suite including a shower, low flush WC and a hand wash basin. With a window to the front elevation.

Bedroom Two 8'11" x 9'11"
With carpeted flooring and a window to the front elevation. This room also benefits from its own en-suite facility.

En-suite 9'6" x 4'1"
Complete with a three piece suite including a shower, low flush WC and a hand wash basin. With a window to the side elevation.

Bedroom Three 7'6" x 11'8"
With carpeted flooring and a window to the rear elevation.

Bedroom Four 11'10" x 10'7"
With carpeted flooring and a window to the rear elevation.

Bathroom 6'6" x 7'8"
Complete with a three piece suite including a bath, low flush WC and a hand wash basin. With a window to the rear elevation.

Outside
The front of the property offers a driveway and garage, providing ample off-street parking. The rear garden is a true retreat with a patio seating area, decked seating area and a converted shed that can be utilised to suit your needs such as a hobby room, summer house or play room.



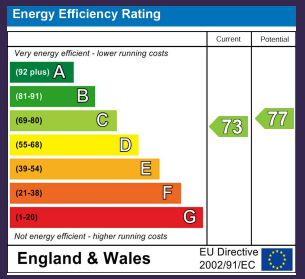








Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. 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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MANSFIELD
NOTTINGHAMSHIRE
NG19 0GA

BuckleyBrown Estate Agents

55 - 57 Leeming Street | Mansfield | Nottinghamshire | NG18 1ND t: 01623 633 633
23 High Street | Edwinstowe | Nottinghamshire | NG21 9QP t: 01623 633 633
1 Market Place | Bolsover | Chesterfield | S44 6PN t: 01246 605121
www.buckleybrown.co.uk

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