



£230,000 Freehold

28 BOOTH AVENUE | PLEASLEY | MANSFIELD | NG19 7TE

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A COMFORTABLE AND CALM RESIDENCE. Situated on Booth Avenue in the charming village of Pleasley, Mansfield, this delightful bungalow offers a perfect blend of comfort and convenience. The property is situated in a peaceful neighbourhood, making it an ideal retreat for those seeking a tranquil lifestyle while still being close to local amenities and transport links.

Upon entering the bungalow, you are welcomed by a spacious hall that leads to the heart of the home. The open-plan kitchen and dining room create a warm and inviting atmosphere, perfect for entertaining family and friends. Adjacent to this space, the conservatory provides a lovely sitting area, bathed in natural light, where you can relax and enjoy views of the garden throughout the seasons.

The bungalow features two well-proportioned bedrooms, each offering a serene space for rest and relaxation. The bathroom is conveniently located, equipped with modern fixtures to cater to your daily needs, ensuring comfort and functionality.

Outside, the property boasts a charming garden that enhances the appeal of this lovely bungalow. The outdoor space is perfect for enjoying sunny days, whether you wish to cultivate a garden or simply unwind in the fresh air. With ample parking available, this bungalow truly offers a wonderful opportunity for those looking to settle in a peaceful yet accessible location.

Could this be the one for you? call up today to book your viewing. 01623 633633





Entrance Hall

Allowing access to;

Bedroom One 10'11" x 13'6"

A bright and beautifully presented bedroom, generously proportioned and featuring soft carpeted flooring, fitted wardrobes, and a central heating radiator. A charming bay window to the front elevation enhances the space, allowing for an abundance of natural light.

Bedroom Two 8'11" x 11'6"

A spacious and well-presented double bedroom, benefiting from carpeted flooring, a central heating radiator, and a bay window to the front elevation, creating a light and airy feel throughout.

Bathroom 7'11" x 6'5"

A well-appointed bathroom comprising a fitted bath with surrounding tiled walls, a vanity wash hand basin, and a WC. The space is finished with laminate flooring and a window to the side elevation.

Hallway

Internal hallway allowing access to;

Kitchen/Dining Room 12'8" x 11'6"

A well-designed and versatile space fitted with a range of wall and base units, with complementary work surfaces over, an inset sink and drainer, and a range cooker with extractor hood above. There is space for a washing machine, along with an integrated fridge and freezer. The room is thoughtfully divided into distinct areas, featuring laminate flooring to the kitchen

section and a carpeted dining area with ample space for a family table. Additional features include a window to the side elevation and a feature internal wooden feature window overlooking the seating area.

Conservatory/Sitting Room 19'6" x 11'11"

Situated at the rear of the property, this spacious and inviting room provides the perfect setting to relax. It features carpeted flooring, feature wooden beams to the ceiling, and a central heating radiator. Bi-fold doors open out onto the garden, seamlessly blending indoor and outdoor living.

Garage

Garage with space for a vehicle.

Outside

To the front is a large driveway with space for multiple vehicles. To the rear is a well-maintained lawn with a patio perfect for outdoor dining.

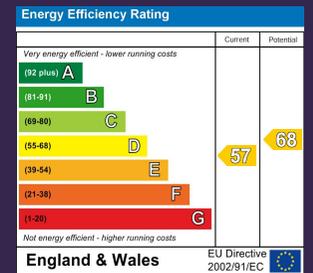




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