



Sycamore Close
Rainworth Mansfield

burchell
edwards

Sycamore Close Rainworth Mansfield NG21 0FX

for sale offers over
£260,000



Property Description

Situated on Sycamore Close in the popular village of Rainworth, this well-presented and extended detached family home offers spacious and versatile accommodation, generous parking and modern conveniences throughout.

The ground floor features a welcoming entrance hall, a bright and airy lounge with sliding doors opening onto the rear garden, and an open-plan dining area ideal for family living and entertaining. The fitted kitchen provides ample storage and workspace, complemented by modern appliances. Upstairs, the property offers three well-proportioned bedrooms, including a comfortable main bedroom with en-suite shower room. Bedroom two benefits from fitted wardrobes, while the accommodation is completed by a family bathroom.

Externally, the property enjoys a substantial block paved driveway providing parking for multiple vehicles, along with an integral garage offering additional storage and internal access. The enclosed rear garden is ideal for outdoor entertaining, featuring a patio base, summerhouse and secure boundaries.

Additional benefits include Hive heating, double glazing throughout, and a sought-after residential location close to local amenities, schools and transport links.

This beautiful home has benefited from a double story extension, creating a larger primary bedroom with an en-suite and an additional reception space.

Please contact the team on 01623 627727 to discuss further.



Entrance Hall

Entered via a UPVC front door, the welcoming hallway features a laminate floor, wall-mounted radiator and provides internal access to the integral garage.

Lounge

A well-proportioned reception room with carpet flooring, two wall-mounted radiators and a double glazed window to the side. UPVC sliding doors open onto the rear garden, while an electric fireplace with marble and wood surround provides a focal point. Open access to the dining room enhances the flow of the space.

Dining Room

With carpet flooring and a wall-mounted radiator, the dining room benefits from a rear-facing window, ceiling spotlights and a convenient door providing direct access into the garage.

Kitchen

Fitted with matching wall and base units, the kitchen features a tiled floor, inset sink with drainer, electric oven, ceramic hob, cooker hood and boiler. Finished with tiled splashbacks and a double glazed window to the front elevation.

First Floor Landing

Carpeted landing with access to the loft space.

Bedroom One

A generous double bedroom with carpeted flooring, rear-facing double glazed window, wall-mounted radiator and ceiling spotlights.

En-Suite

Comprising a walk-in shower, ceramic WC and wash hand basin. Finished with vinyl flooring, Aqua board splashbacks, wall-mounted towel radiator, spotlights and an opaque double glazed window to the front.

Bedroom Two

A further double bedroom with carpeted flooring, two double glazed front-facing windows, fitted wardrobes, and a wall-mounted radiator.

Bedroom Three

Carpeted bedroom with two rear-facing double glazed windows and a wall-mounted radiator.

Bathroom

Fitted with a bath, ceramic WC and wash hand basin, vinyl flooring, wall-mounted towel radiator and opaque double glazed window to the side elevation.

Loft Space

Partially boarded and insulated, with no electrics.

Garage

Integral garage with sheet up-and-over door, lighting, consumer unit and internal access to the property.

Externals

Front

Block paved driveway providing off-street parking for up to five vehicles, with outside tap.

Rear

Enclosed rear garden with a concrete patio base (previously used for a conservatory), fenced boundaries, side access gate, outside lighting, loose stone area, summerhouse, and two external double power sockets.

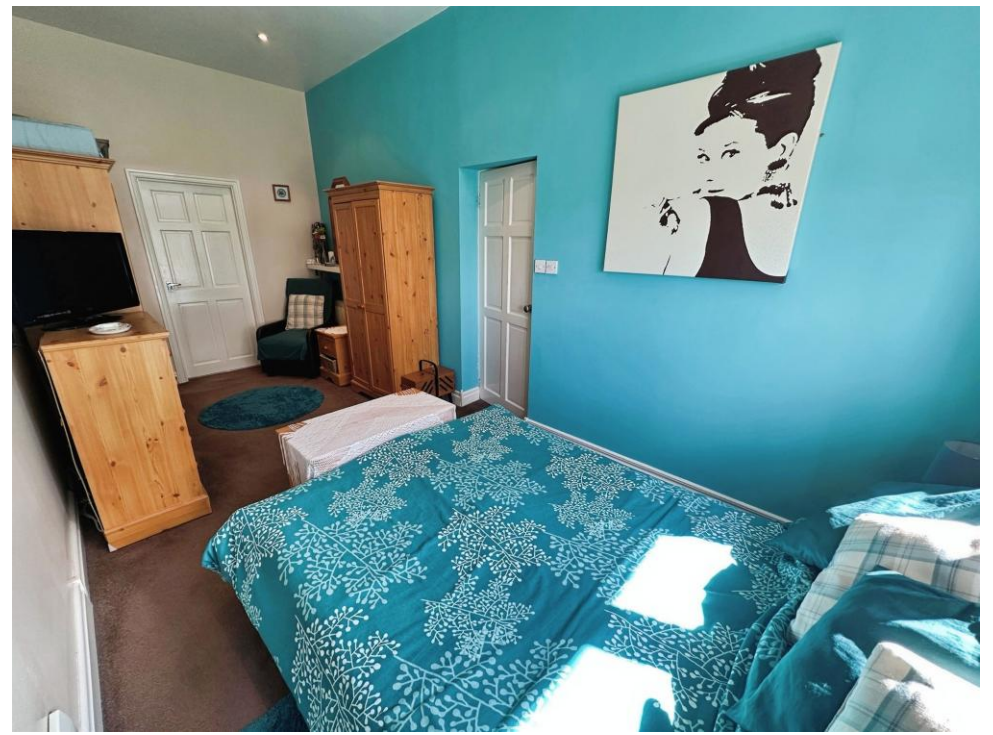
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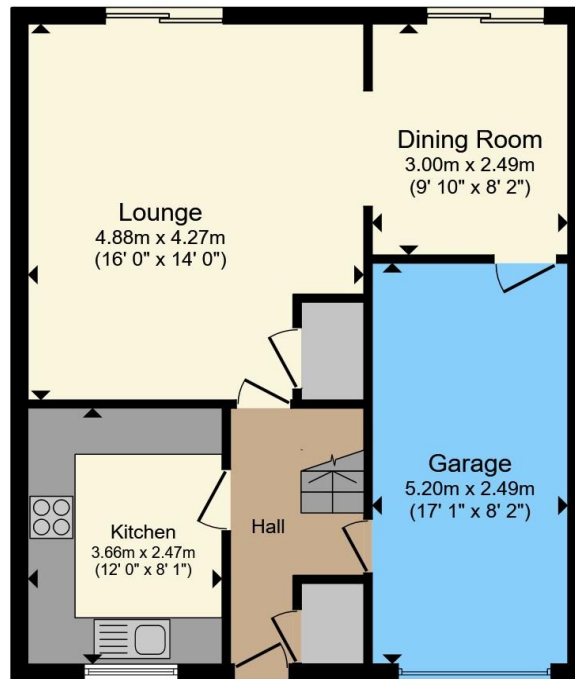
Agent Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

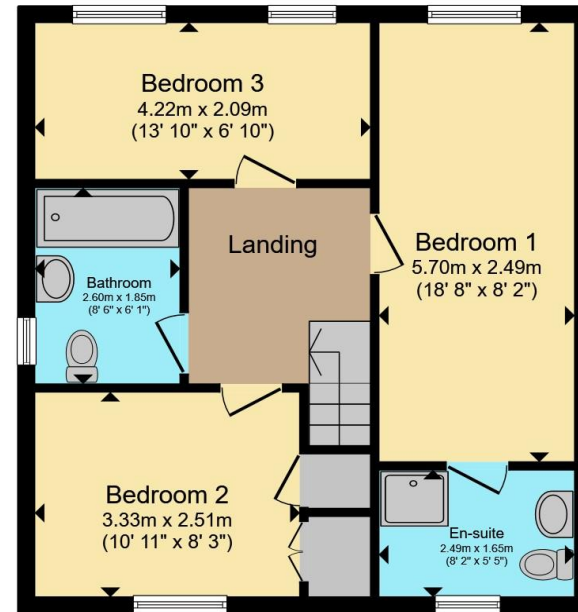








Ground Floor



First Floor

Total floor area 108.0 m² (1,163 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



To view this property please contact Burchell Edwards on

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12 Albert Street
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EPC Rating: C Council Tax
Band: B

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/MFD209735



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