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OFFERS OVER £125,000

Littleworth, Mansfield,



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

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"This property offers an exciting opportunity to create something truly special, with generous accommodation, original character features and plenty of scope for improvement. The enclosed rear yard and additional loft space add further potential, making this a property with plenty to work with."

Luke, Senior Valuer.



CHARACTER, SPACE & POTENTIAL

A well-proportioned three-bedroom terraced home with a converted loft, three dormer windows and plenty of potential to create a modern home with a layout that already offers excellent versatility.

Situated on Littleworth in Mansfield, this three-bedroom terraced home offers an exciting opportunity for buyers looking for a property with plenty of potential. With a converted loft, open-plan living, dining and kitchen space and a solid structural foundation, it provides a great starting point for someone looking to modernise and create a home of their own.



THE FINER DETAILS

The property benefits from a new roof and three dormer windows installed approximately five to six years ago, a converted loft, open-plan living/dining/kitchen, downstairs bathroom with plumbing ready for a WC and sink, plus rear access with parking.

The property has been adapted to create a more open and sociable ground-floor arrangement, with the living, dining and kitchen areas now flowing together rather than being separated into individual rooms. This gives the home a more contemporary feel while offering plenty of flexibility for furniture and everyday living.

The ground floor centres around the open-plan living, dining and kitchen space, creating one large area for relaxing, dining and entertaining. The kitchen sits towards the rear, while the additional rear area currently requires replacement. A downstairs bathroom is also provided, with plumbing already in place for a WC and sink should these be reinstated.

The first floor provides three bedrooms, with the converted loft creating additional accommodation above. The three dormer windows provide excellent head height and natural light within the converted space, adding a valuable extra dimension to the home.

The property benefits from rear access with parking available at the back, making this particularly convenient compared with relying solely on roadside parking. The rear area also provides useful outdoor space and access to the property.





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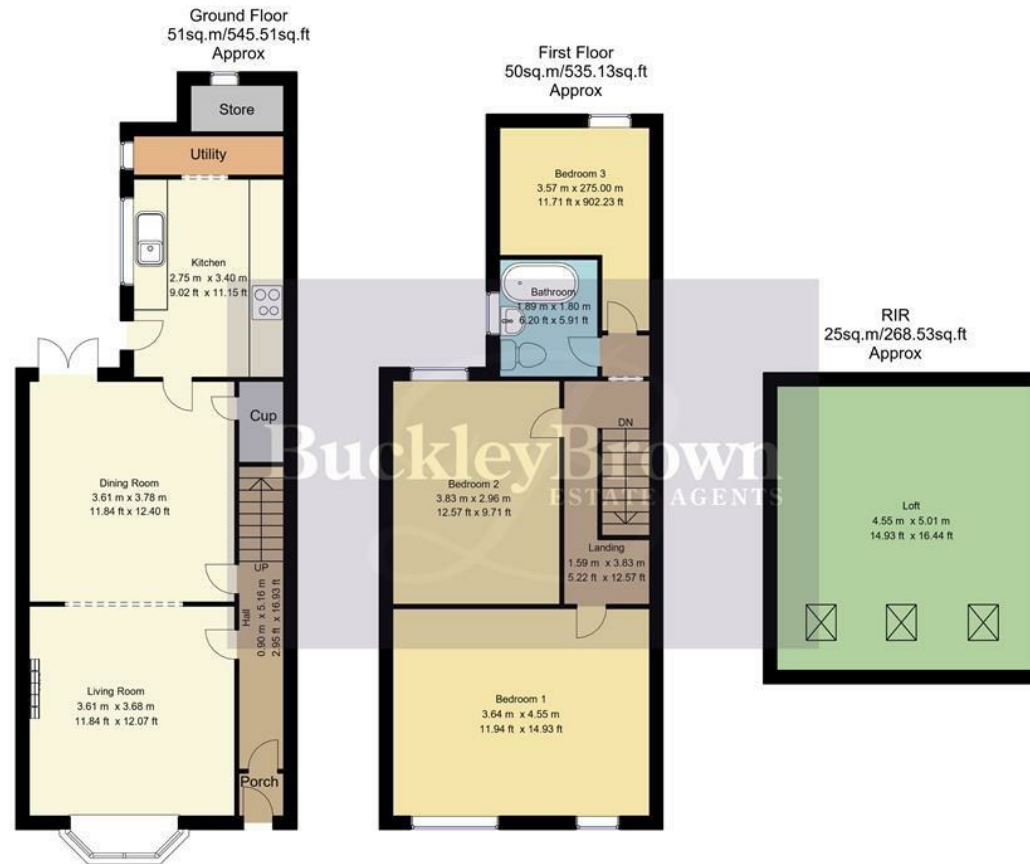
LIFE IN MANSFIELD

Mansfield is a thriving market town with a wide range of everyday amenities, including supermarkets, independent shops, cafés, restaurants and leisure facilities.

There are also a number of schools and local services within the surrounding area, making it a convenient location for families, first-time buyers and those looking for easy access to everything they need.

The town is well connected by road and public transport, with Mansfield railway station providing links towards Nottingham and surrounding areas, while the A60 and A617 offer straightforward connections by car. There are also plenty of parks, open spaces and countryside walks nearby, giving residents the opportunity to enjoy the outdoors while still being within easy reach of the town centre.





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

Three-bedroom terraced home

Converted loft with pitched roof windows

New roof installed approximately 5–6 years ago

Open-plan living, dining and kitchen space

Downstairs bathroom with WC plumbing in place

Rear access with potential for off street parking

Excellent potential to modernise and personalise

Approximate Size

1,348 Sq. ft

Energy Performance Certificate

Rating C

Council Tax Band

A

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exceptional representation.

Let's Chat.

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