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**FOR SALE**  
01623 633633 [buckleybrown.co.uk](http://buckleybrown.co.uk)

**£220,000**

Santon Road, Forest Town, Mansfield,

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

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'Tastefully modernised and exceptionally well maintained, this attractive 3-bed detached property offers stylish living with a garage and easy-care outdoor space.'

Jasmine, Valuer



## MODERN STYLE, IMPECCABLY MAINTAINED

*The accommodation is thoughtfully arranged and includes a comfortable lounge,*

a well-appointed kitchen/diner and a spacious conservatory providing additional reception space overlooking the rear garden. To the first floor are three double bedrooms and a modern family bathroom, offering ample space for growing families and those seeking flexible living.



## THE FINER DETAILS

***A modern-style, impeccably maintained three-bedroom detached home, situated in the highly sought-after area of Forest Town.***

Offering spacious and versatile accommodation throughout, this attractive property is ideal for families, professional couples, or those looking to upsize. Conveniently positioned close to local amenities, schools, and transport links, the home combines comfortable living with practical family-friendly space.

The accommodation is entered via a welcoming entrance hall which provides access to the principal ground floor rooms. The generous living room offers a bright and relaxing space, perfect for everyday living, while the open-plan kitchen/diner creates an excellent hub of the home for cooking, dining and entertaining. The kitchen is fitted with a range of units and work surfaces, with ample space for a family dining table. To the rear, the conservatory enjoys pleasant views over the garden and provides additional reception space, ideal as a second sitting area, playroom or home office.

To the first floor, the landing gives access to three well-proportioned bedrooms, all offering comfortable accommodation and flexibility to suit a variety of needs. Completing the first-floor accommodation is a contemporary shower room fitted with a modern suite.

Externally, the property benefits from a driveway providing off-road parking and access to the garage. The enclosed rear garden has been designed for ease of maintenance and features gravelled and decked seating areas, creating an ideal space for outdoor dining, entertaining and relaxation.





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## LIFE IN FOREST TOWN

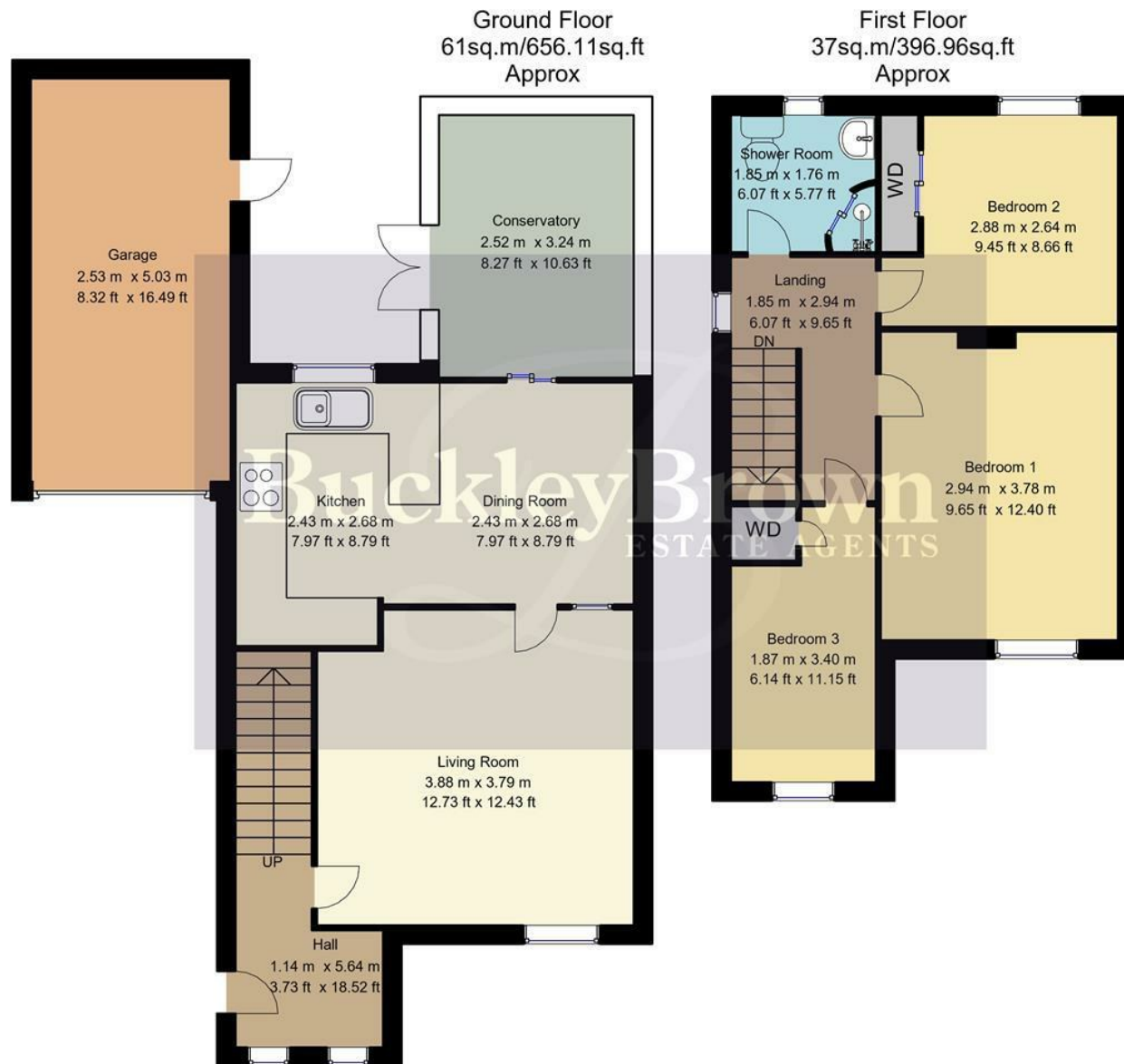
*Forest Town is a popular and well-established residential area located on the outskirts of Mansfield, offering a perfect balance between convenient amenities and access to the surrounding Nottinghamshire countryside. The area is particularly favoured by families and professionals thanks to its welcoming community, good local schools, and excellent transport connections.*

Residents benefit from a range of everyday amenities, including supermarkets, shops, cafés, healthcare facilities and leisure opportunities, all within easy reach. Mansfield town centre is just a short drive away, providing a wider selection of retail, dining and entertainment options.

For those who enjoy the outdoors, Forest Town is ideally positioned close to beautiful woodland walks, parks and green spaces, including Vicar Water Country Park, which offers scenic trails, cycling routes and opportunities for wildlife spotting. The nearby Sherwood Forest area also provides endless opportunities for recreation and exploration.

Commuters are well served by road links to Mansfield, Nottingham, Chesterfield and the M1 motorway network, making Forest Town an excellent base for travelling throughout the region. Combining a strong sense of community, convenient amenities and access to nature, Forest Town continues to be a highly desirable location for a wide range of buyers.





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.

## Key Features

Immaculately maintained throughout

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Sought-after Forest Town location

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Open-plan kitchen/diner

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Bright conservatory overlooking the rear garden

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Three well-proportioned bedrooms

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Driveway providing off-road parking

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Low-maintenance rear garden with gravelled and decked areas

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Close to local amenities, schools and transport links

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Exceptional homes deserve  
exceptional representation.

Let's Chat.

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