

HoldenCopley

PREPARE TO BE MOVED

Mansfield Road, Redhill, Nottinghamshire NG5 8JP

Guide Price £225,000

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GUIDE PRICE: £225,000 - £245,000

NO UPWARD CHAIN...

Welcome to this detached house, strategically positioned near local amenities, schools, and boasting excellent transport links into Nottingham City Centre. This property is a canvas of opportunity, ideal for both first-time buyers and experienced investors looking to infuse their own unique vision and style into a new home. As you enter, a hall awaits taking you through to a spacious living room. The fitted kitchen offers practicality and potential for culinary endeavours. Moving to the first floor, you'll discover three bedrooms, a two-piece bathroom suite, and a separate W/C to add to the functionality of the space. Outdoors, the front of the property showcases a driveway, a gravelled area, and access to a carport, providing parking convenience and additional potential. To the rear, a private garden beckons, featuring a patio area gives access to the conservatory, a gravelled space that leads to an outbuilding, which can be adapted to various uses. The garden is enclosed by low brick walls and fence panelling, offering a sense of seclusion and security, and benefits from solar panels to the rear.

MUST BE VIEWED





- Detached House
- Three Bedrooms
- Spacious Living Room
- Fitted Kitchen
- Conservatory
- Two-Piece Bathroom Suite & A Separate W/C
- Private Rear Garden
- Benefitting From Solar Panels
- Plenty Of Potential
- Must Be Viewed





GROUND FLOOR

Entrance Porch

The entrance porch had a wall-mounted light fixture and two UPVC single doors one with a stained glass insert providing access into the accommodation.

Hall

11'6" x 8'3" (3.52m x 2.52m)

The hall has carpeted flooring, an understairs cupboard, a radiator, and access to a further cupboard.

Cupboard

This area has a UPVC double glazed obscure window to the front elevation and provides storage space.

Living Room

10'9" x 21'11" (3.29m x 6.69m)

The living room has two UPVC double glazed windows to the front and rear elevations, bricked fireplace with an electric log burner, two wall-mounted light fixtures, coving to the ceiling, a radiator, and carpeted flooring.

Conservatory

11'11" x 7'1" (3.64m x 2.16m)

The conservatory has UPVC double glazed window surround, tiled-effect flooring and a single door opening out into the rear garden.

Kitchen

8'11" x 10'1" (2.73m x 3.08m)

The kitchen has a range of base and wall units with rolled edged worktops, a stainless steel sink and half with a mixer tap and drainer, an integrated oven, gas ring hob and extractor fan, space and plumbing for a washing machine and dishwasher, space for an under counter fridge freezer, tiled splashback, tiled flooring, a UPVC double glazed window to the rear elevation and a single UPVC door opening out to the rear garden.

FIRST FLOOR

Landing

2'7" x 6'1" (0.81m x 1.87m)

The landing has carpeted flooring, a UPVC double glazed window to the side elevation, and provides access to the first floor accommodation.

Master Bedroom

12'3" x 10'11" (3.74m x 3.34m)

The main bedroom has a UPVC double glazed window to the front elevation, a range of fitted wardrobes and cupboards, a radiator, and carpeted flooring.

Bedroom Two

9'6" x 10'10" (2.90m x 3.31m)

The second bedroom has a UPVC double glazed window to the rear elevation, a radiator, and carpeted flooring.

Bedroom Three

9'2" x 8'3" (2.80m x 2.53m)

The third bedroom has a UPVC double glazed window to the front elevation, a radiator and carpeted flooring.

Bathroom

8'3" x 5'10" (max) (2.53m x 1.80m (max))

The bathroom has a UPVC double glazed obscure window to the rear elevation, a pedestal wash basin, a walk-in shower enclosure with a wall-mounted shower fixture, an in-built cupboard, a heated towel rail, floor-to-ceiling-tiles, and tiled flooring.

WC

2'8" x 5'4" (0.83m x 1.65m)

This space has a UPVC double glazed obscure window to the side elevation, a low level flush W/C, floor-to-ceiling tiling, and vinyl flooring.

OUTSIDE

Front

To the front of the property is a driveway, a gravelled area, and gated access into a carport providing ample off-road parking.

Rear

To the rear of the property is a enclosed private garden with a patio area, gravelled area, a greenhouse, an outbuilding, with a brick wall and fence panelled surround.

DISCLAIMER

Council Tax Band Rating - Gedling Borough Council - Band C

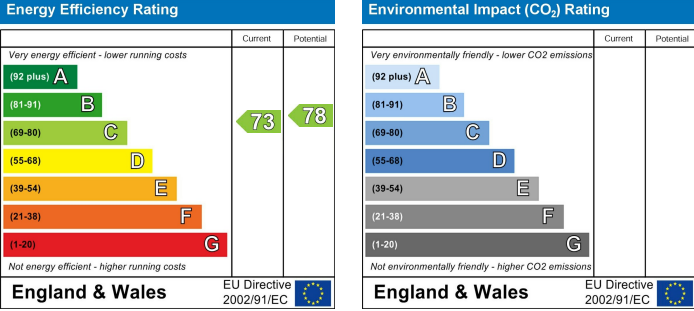
This information was obtained through the direct gov website. HoldenCopley offer no guarantee as to the accuracy of this information, we advise you to make further checks to confirm you are satisfied before entering into any agreement to purchase.

The vendor has advised the following:
Property Tenure is Freehold

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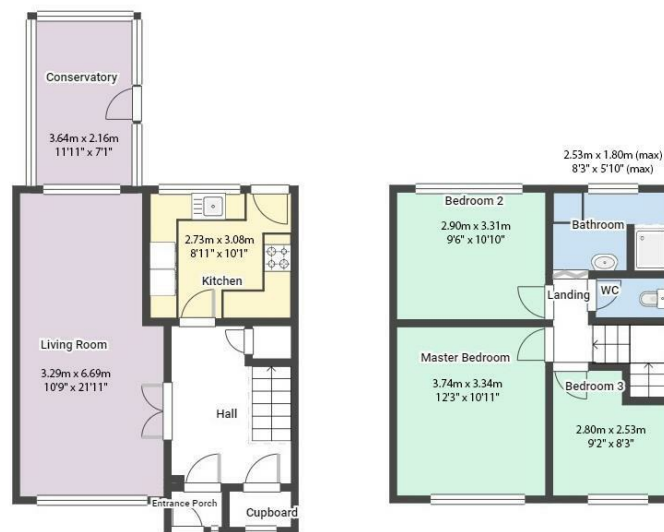
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FLOORPLAN IS FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations are an approximate only. They cannot be regarded as being a representation by the seller nor their agent and is for identification only. Not to scale.
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