



1 Harvey Road, Mansfield

£285,000 Freehold

THREE DOUBLE BEDROOMS • GARAGE AND PARKING FOR NUMEROUS VEHICLES • MODERN FITTED KITCHEN •
IMMACULATELY PRESENTED DETACHED HOUSE ON A DOUBLE PLOT • EPC RATING: D



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John Sankey





How to Find the Property

Take the Southwell Road A6191 out of Mansfield to the traffic lights at the brow of the hill by Fittapart, continue straight ahead at the traffic lights for approximately 400 until turning right onto King George V Avenue, follow King George V before turning left onto Harvey Road, the property corner plot located on the left hand side clearly marked by one of our signboards.

Ground Floor

Porch

Dimensions: 2.31m x 0.76m (7'7" x 2'6"). Leading through to the front door with tiled flooring.

Entrance Hall

Dimensions: 4.14m maximum x 2.31m maximum (13'7" maximum x 7'7"). With door and picture window, central heating radiator, real wood flooring, understairs storage cupboard housing the alarm panel, stairs rising to the first floor and door through to the lounge and dining room.

Dining Room

Dimensions: 4.14m x 3.20m (13'7" x 10'6"). With a continuation of the real wood flooring, dual aspect windows, one to the front and one to the side elevation and central heating radiator.

Kitchen

Dimensions: 3.94m x 2.29m (12'11" x 7'6"). Recently modernised to a high standard and comprises of modern contemporary wall and base units, cupboards and drawers with wooden worktops over, integrated Neff oven with combi oven/microwave and grill above, integrated fridge and freezer, Neff induction hob with splashbacks and extractor fan, bowl and half Blanco sink and drainer, space and plumbing for a washing machine and tumble dryer, still with original flooring, breakfast bar, radiator, uPVC window to the front and window to the rear making this a light and airy living and entertaining space and uPVC double glazed door leading to the rear garden.

Living Room

Dimensions: 4.14m x 3.53m (13'7" x 11'7"). A luxurious feel to this living space with french doors opening onto the rear garden, window to the front elevation again making this a light and airy living space, central heating radiator and wall mounted electric fireplace.

First Floor

Stairs and Landing

Dimensions: 5.64m maximum x 1.68m maximum (18'6" maximum x 5'6"). A bright space with loft access with two picture windows to the front of the property, the loft is fitted with loft ladders and is boarded and there is a central heating radiator on the landing.

Bedroom No. 1

Dimensions: 4.14m x 3.53m (13'7" x 11'7"). With windows to the front and rear, space for bedroom furniture, central heating radiator and viewing is essential to be appreciated.

Bedroom No. 2

Dimensions: 3.23m x 3.20m (10'7" x 10'6"). Currently used as a home office but a very generous size room with fitted wardrobes with sliding doors, central heating radiator, again a dual aspect room with windows to the rear and the side elevations.

Bedroom No. 3

Dimensions: 3.94m x 2.29m (12'11" x 7'6"). With high ceilings, central heating radiator and a uPVC double glazed window to the front of the property.

Family Bathroom

Dimensions: 2.36m maximum x 2.31m (7'9" maximum x 7'7"). Fitted with a three piece suite comprising of wash hand basin in a vanity unit incorporating drawers for optimum storage, low flush w.c. and a bath with mains shower over and glass shower screen, aqua boarding to the bath and shower and large mirror fitted above the w.c. and wash hand basin. Radiator, vinyl flooring and windows to the rear.

Outside

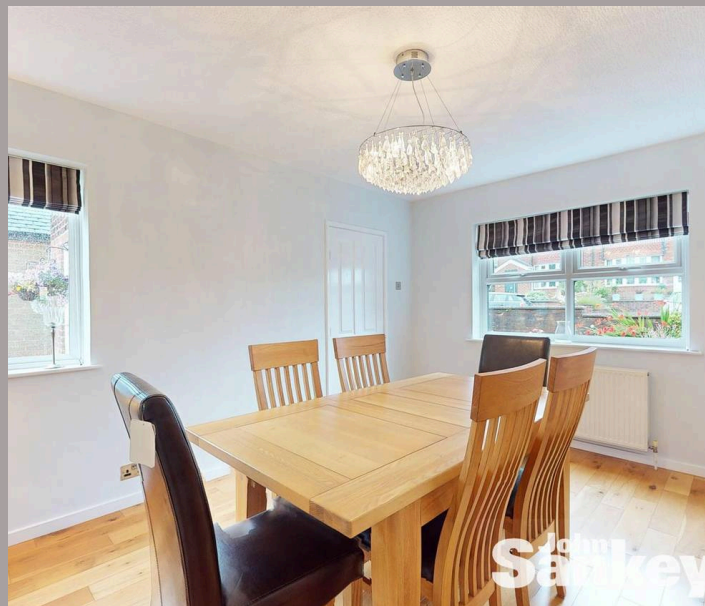
The first thing you notice is the house stands proudly on a double plot originally there should have been two houses to the property that is why there isn't a 3 Harvey Road so the ample space to the side is ripe for an annex or self contained business with relevant planning or additional parking the list is endless. Currently it is mainly laid to lawn with wall and fence surrounding and double gates leading to the driveway that leads to the detached garage which has an up and over door, power and lighting. The front garden is set back from the road with a low wall, lawned area to either side and flower beds with an abundance of beautiful flowers, plants and shrubs which is very well maintained. The rear garden is accessed through a side gate, is landscaped, it can also be accessed via the french doors in the living room. The rear garden is low maintenance with stone or slab and fence surround, there is also a pedestrian door to the back of the garage and storage also to the rear of the garage which has a wooden door. The access gate to the front of the property is between the house and the garage.

Additional Information

Mobile/Broadband Coverage Checker visit: www.ofcom.org.uk then click mobile & broadband checker.

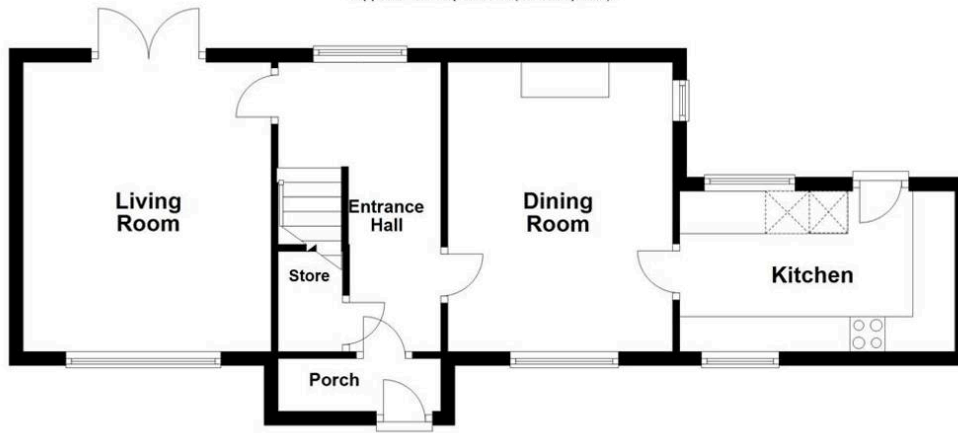
Tenure: Freehold

Council Tax Band C



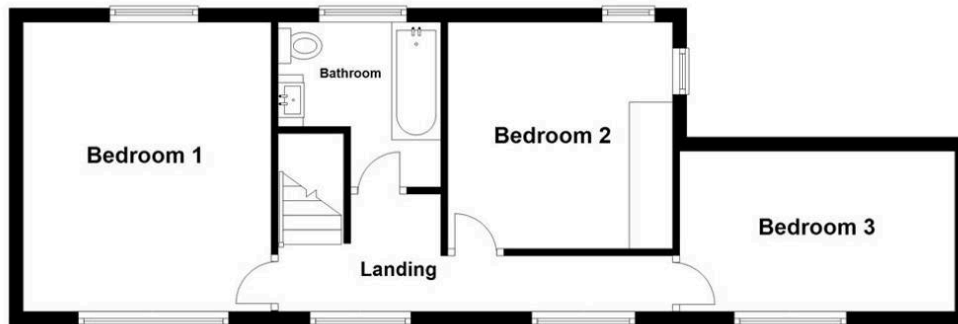
Ground Floor

Approx. 49.5 sq. metres (532.8 sq. feet)



First Floor

Approx. 47.5 sq. metres (511.5 sq. feet)



Total area: approx. 97.0 sq. metres (1044.4 sq. feet)

Whilst every attempt has been made to ensure the accuracy of this floorplan, all measurements are approximate and no responsibility is taken for any error, omission or mis-statement. This plan and its measurements are for illustrative purposes only.
Plan produced using PlanUp.

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