



4 Ryecroft, Forest Town

£399,950 Freehold

EPC RATING: C • PRIVATE CUL-DE-SAC LOCATION, VIEWING ESSENTIAL • IMMACULATE DETACHED FAMILY HOME • EN-SUITE TO MASTER BEDROOM, FAMILY BATHROOM & DOWNSTAIRS WC • FOUR SPACIOUS BEDROOMS ALL FEATURING FITTED WARDROBES • THREE RECEPTION ROOM, LOVELY KITCHEN & UTILITY



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John Sankey





Bathroom

The bathroom is an immaculate three-piece suite featuring a low flush WC, a pedestal sink, and a panel bath with a mixer shower attachment. It includes part tiling to the walls and a UPVC double glazed window to the rear aspect.

Outside

The front of the property has a driveway providing parking for 2 to 3 vehicles comfortably, with a low maintenance frontage and access to the main entrance door. The rear garden is a beautifully maintained oasis, designed for ease of maintenance, featuring a spacious patio ideal for entertaining, an artificial lawn, slate and stone borders, an outside power source, and an outside tap. Gated access on both sides of the property leads round to the front.

Garage

Dimensions: 5.31m x 5.18m (17'5" x 17'0"). The spacious double garage has two doors to the front aspect, lighting, power, and houses the gas central heating boiler, which is approximately one year old we are told by our clients. Being integral, the garage offers versatility and the potential to convert to additional living space, subject to relevant permissions and depending on individual buyer needs.

Additional Information

Tenure: Freehold

Council Tax Band: D

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

