



12 Mount Street, Mansfield

GUIDE PRICE £120,000 – £130,000 Freehold

MODERN MID-TERRACE HOME • THREE BEDROOMS/TWO RECEPTION ROOMS • STYLISH BATHROOM INSTALLED 2023 • PERFECT FIRST TIME BUYER HOME • CLOSE TO LOCAL AMENITIES, VIEWING HIGHLY RECOMMENDED • EPC RATING: C



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John Sankey





How to Find The Property

Take The Chesterfield Road South out of Mansfield until taking the left turn just before Machine Mart onto Mount Street. The property is then located on the left hand side.

Dining Room

13' 6" x 12' 4" (4.11m x 3.76m)

A fantastic-sized dining room that comfortably accommodates a table for 6 to 8 people, perfect for family meals or entertaining guests. The room features a UPVC double-glazed window to the front aspect, allowing plenty of natural light to fill the space, along with laminate flooring and a central heating radiator. The room is completed with coving to the ceiling and power points.

Living Room

15' 6" x 13' 6" (4.72m x 4.11m)

A light and airy lounge is beautifully presented with a laminate floor covering, The focal point of the room is the stylish electric fire centrepiece, the room benefits from a UPVC double-glazed window to the rear aspect and a central heating radiator. The lounge also has stairs rising to the first floor, as well as TV and power point. Doors lead to the kitchen & dining room.

Kitchen

11' 10" x 7' 11" (3.61m x 2.41m)

This modern kitchen offers an excellent array of wall and base units, providing ample storage space, complete with feature downlighting for an added touch of style. The work surface includes an integrated electric hob with an extractor fan above and an oven below, as well as a sink and drainer unit with a mixer tap and complementary tiled splash back. There is space and plumbing for a washing machine, making it practical and convenient. A UPVC double-glazed window and door to the rear aspect allow natural light to flood in and provide direct access to the garden, making it a bright and welcoming space. An internal door leads into the lounge, ensuring a seamless flow between the living areas.

First Floor

Bedroom No 1

13' 6" x 12' 2" (4.11m x 3.71m)

A spacious double bedroom located at the front of the property, featuring stylish panelled walls that add a touch of elegance. Fitted wardrobes along one wall provide ample storage space, ensuring a neat and organised room. The bedroom benefits from a UPVC double-glazed window to the front aspect, allowing plenty of natural light, as well as a central heating radiator and power points for convenience.

Bedroom No 2

12' 9" x 10' 0" (3.89m x 3.05m)

Another well-sized double bedroom, situated to the rear of the property with a UPVC double-glazed window offering natural light additionally, there is a central heating radiator and power points.

Bedroom No 3/Dressing Room

7' 11" x 7' 5" (2.41m x 2.26m)

Currently used as a versatile dressing room, this space features a laminate floor covering and a UPVC double-glazed window to the rear aspect. Complete with a central heating radiator and power points, it could be adapted as a single bedroom, dressing room, or even a home office.

Bathroom

This stunning, modern bathroom suite was newly fitted in 2023, offering a sleek and contemporary look. It comprises a low-flush WC, a sink unit with built-in storage beneath and a mixer tap, and a panelled bath with a mains-fed shower overhead. The tiled walls and wet wall boarding around the bath enhance the modern aesthetic. A UPVC double-glazed window to the side aspect provides natural light, and a wall-mounted heated towel rail adds a luxurious finishing touch.

Outside

Steps to the front lead to the main entrance door. The rear garden is a quaint outdoor space featuring a designated seating area perfect for entertaining, along with a well-kept lawn and fenced boundaries.

Additionally, there is a practical outhouse for storage, which includes a power source.

Additional Information

Tenure: Freehold

Council Tax Band: A

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

