



33 Garwick Close, Forest Town £175,000 Freehold

WELL PRESENTED DETACHED BUNGALOW • LOVELY LOUNGE, DINING AREA & CONSERVATORY • DRIVEWAY & PRIVATE LOW MAINTENANCE REAR GARDEN • NO UPWARD CHAIN, VIEWING HIGHLY RECOMMENDED • TWO DOUBLE BEDROOMS, EPC RATING: D



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Dining Room

8' 3" x 7' 6" (2.51m x 2.29m)

Accessed via a composite door to the side of the property, the dining room is offered with natural light thanks to its UPVC double-glazed window to the front aspect. The room features laminate flooring, a central heating radiator, and open access to the kitchen, creating a seamless flow between the dining and kitchen areas. Beautiful curved feature wooden doors lead to the lounge.

Living Room

16' 2" x 11' 1" (4.93m x 3.38m)

A spacious and inviting reception room with an electric fire as the centre piece, creating a cozy focal point. The room benefits from a UPVC double-glazed window to the front aspect. Additional features include coving to the ceiling, two central heating radiators, TV and power points.

Kitchen

9' 6" x 7' 6" (2.90m x 2.29m)

This well-maintained kitchen offers a range of wall and base units, complemented by a work surface that houses a four-ring gas hob, sink with a mixer tap, plus a fitted oven and extractor fan are also included. A UPVC double-glazed window to the side aspect brings in natural light, while there's space and plumbing for a washing machine.

Bedroom No 1

12' 3" x 9' 8" (3.73m x 2.95m)

A spacious double bedroom featuring fitted wardrobes along one wall with mirrored doors, providing ample storage. A UPVC double-glazed window overlooks the rear garden, a central heating radiator and power point are also available.

Bedroom No 2

8' 11" x 8' 11" (2.72m x 2.72m)

This generous-sized second bedroom offers versatility and features a UPVC double-glazed patio door that leads to the conservatory. The room also includes a central heating radiator and power point, making it ideal as a guest room or additional living space.

Conservatory

9' 2" x 8' 0" (2.79m x 2.44m)

A delightful space to relax, the conservatory is fully UPVC double-glazed with views and access to the rear garden. It benefits from a central heating radiator, TV, and power point, making it a functional and comfortable room to enjoy throughout the year.

Shower Room

The shower room comprises a three-piece suite, including a low-flush WC, a sink unit with a storage cupboard beneath, and a shower cubicle with an electric shower. Tiled walls and flooring, a UPVC doubleglazed window to the side aspect, a central heating radiator, and spotlights to the ceiling.

Outside

The front garden is designed for low maintenance, featuring a pebbled frontage with shrub planting. A resin driveway and gates provide off-road parking. The rear garden is a private retreat with an artificial lawn and offers a lovely space to relax. A pedestrian door provides access to the garage.

Garage

Has an electric roller door with remote control, power, and lighting. We have been informed by our client that the garage was re-roofed approximately three years ago, ensuring peace of mind. A pedestrian door from the garage also leads out to the rear garden.

Additional Information

Tenure: Freehold

Council Tax Band: A

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





