



Farm Croft Road
Mansfield Woodhouse Mansfield



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for sale guide price
£100,000



Property Description

Offered with no onward chain, this detached bungalow on Farm Croft Road, Mansfield is a fantastic investment or renovation opportunity.

The property features an entrance hall with storage, a spacious front bedroom with gas fireplace, a separate rear lounge and a kitchen with access to the garden.

The ground-floor bathroom includes a bath, wash basin, toilet and part-tiled splashback. Upstairs, the landing offers loft access and an airing cupboard. Bedroom one overlooks the front garden, while Bedroom Two includes fitted wardrobes and a front-facing window.

Externally, there is a concrete driveway for up to two vehicles, a single detached garage, low brick-wall frontage and a rear garden requiring landscaping but offering excellent scope for improvement.

A great chance to modernise a detached bungalow in a popular location.

Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).

The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded.

The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer.

The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.



Entrance Hall

Entered via a double-glazed door to the front elevation, the hall features a wall-mounted radiator, carpeted flooring and useful understairs storage.

Lounge

Positioned to the rear, the lounge includes a double-glazed rear window, wall-mounted radiator and carpeted flooring, creating a comfortable living space with garden views.

Bedroom One

A spacious front-facing room with a double-glazed window to the front elevation, wall-mounted radiator, carpet flooring and a gas fireplace—offering potential as a bedroom or second reception room.

Kitchen

Fitted with a stainless steel sink and drainer and a double-glazed window to the rear elevation. The kitchen also includes external doors providing access to the garden and rear of the property.

Bathroom

Located on the ground floor and fitted with a ceramic toilet, wash hand basin and bath with partly tiled splashback. Includes a wall-mounted radiator and a double-glazed window to the front elevation.

First Floor

Carpeted landing area providing loft access and housing the airing cupboard.

Bedroom Two

A well-proportioned room with a double-glazed window to the front elevation, wall-mounted radiator, carpet flooring and fitted wardrobes.

Bedroom Three

Featuring carpet flooring, wall-mounted radiator and a window overlooking the rear elevation.

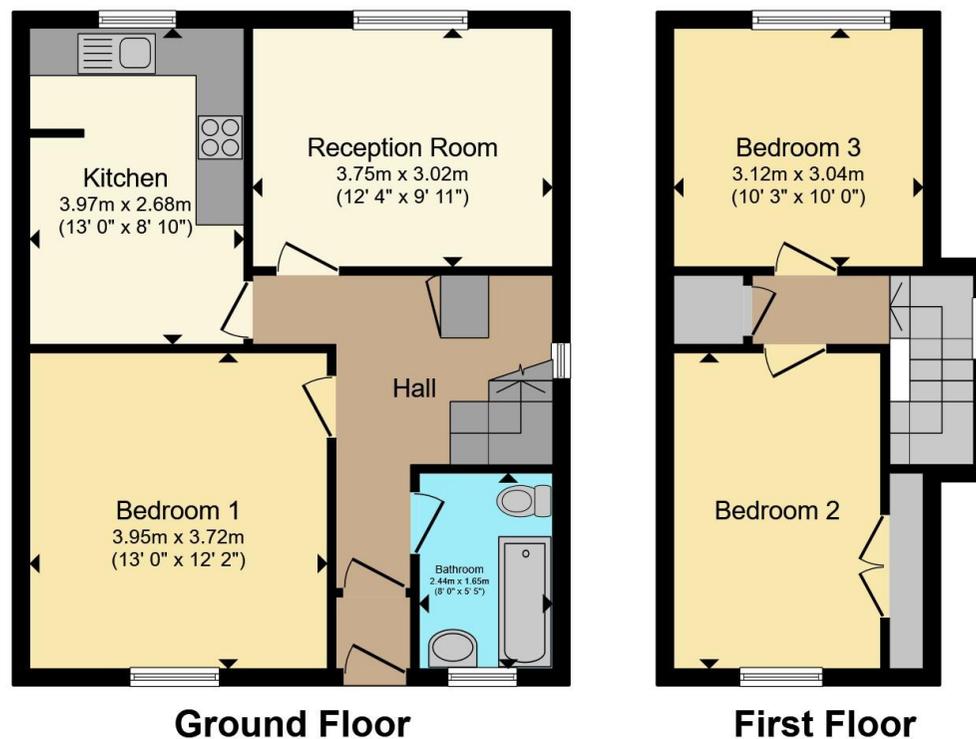
Externals

To the front, a concrete driveway provides parking for up to two vehicles, along with a single detached garage and low-level brick wall frontage. The rear garden requires landscaping and offers excellent scope for improvement.









Total floor area 79.7 m² (858 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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T 01623 627727
E Mansfield@burchelledwards.co.uk

12 Albert Street
 MANSFIELD NG18 1EB

EPC Rating: E Council Tax
 Band: B

Tenure: Freehold

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