



Primrose Way, Langwith Junction, Mansfield, Nottinghamshire NG20 9AL

3 2 2 EPC B

£190,000

PINEWOOD



**Primrose Way
Langwith Junction
Mansfield
Nottinghamshire
NG20 9AL**

£190,000

**3 bedrooms
2 bathrooms
2 receptions**

- 3 SPACIOUS BEDROOMS
- MODERN AND WONDERFULLY FINISHED KITCHEN
 - BUILT IN 2019
- PLUSH FITTED CARPET THROUGH VARIOUS ROOMS
 - BEAUTIFUL GARDEN AREA
 - NEW BUILD PROPERTY
- LOCATED WITHIN CHARMING LANGWITH JUNCTION
 - MODERN FAMILY BATHROOM
 - COUNCIL TAX BAND: B
 - VIEWING RECOMMENDED



Nestled in the charming area of Langwith Junction, this delightful detached house on Primrose Way presents an excellent opportunity for those seeking a modern family home. Built in 2019, this new build property boasts a generous living space of 1,087 square feet, providing ample room for comfortable living.

Upon entering, you will find a well-appointed reception room that serves as the heart of the home, perfect for both relaxation and entertaining. The property features three spacious bedrooms, each designed to offer a peaceful retreat at the end of the day. The bathroom is thoughtfully designed, catering to the needs of a busy household.

The landing area is fully carpeted and includes loft access, which not only enhances the aesthetic appeal but also offers additional storage potential, a valuable asset for any family.

Outside, the property benefits from parking space for two vehicles, ensuring convenience for residents and guests alike.

This home is ideal for those who appreciate contemporary living in a tranquil setting, making it a perfect choice for families or individuals looking to settle in a welcoming community. With its modern features and thoughtful design, this property is sure to impress.

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Entrance Hall

A warm welcome with fitted carpet, a central heating radiator, and a UPVC window, creating a bright and inviting space.

WC

Practical and stylish with laminate flooring, a suspended hand wash basin, a toilet, a central heating radiator, and a UPVC window for natural light.

Lounge

14'7" x 14'6" (4.45 x 4.44)

A spacious and cozy area with fitted carpet, a UPVC window, a central heating radiator, and a handy under-stairs storage cupboard for extra convenience.

Kitchen / Dining Area

9'6" x 14'6" (2.90 x 4.44)

Overlooking the rear garden, this stylish kitchen features butcher block-style wooden worktops, a 4-ring gas hob with an extractor, an oven, a swan neck mixer sink with drainer, and space for an American fridge freezer. The double patio doors lead directly onto the garden, seamlessly blending indoor and outdoor living.

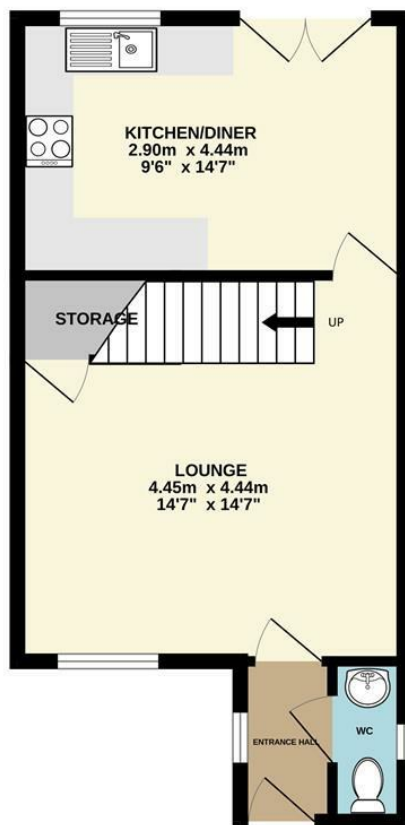
Bedroom 1

12'11" x 8'1" (3.96 x 2.48)

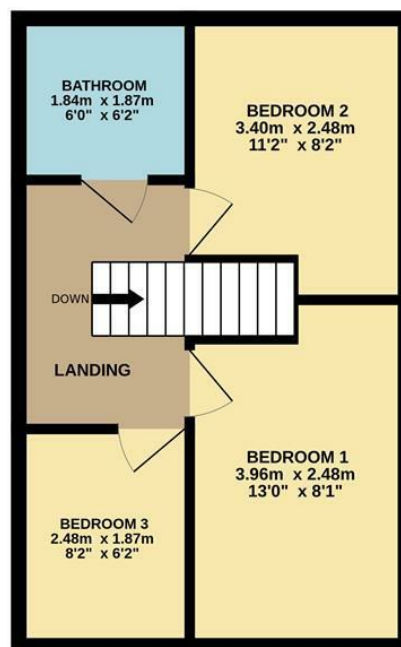
A well-proportioned room with fitted carpet, a central heating radiator, and a UPVC window overlooking the front aspect



GROUND FLOOR
36.1 sq.m. (389 sq.ft.) approx.

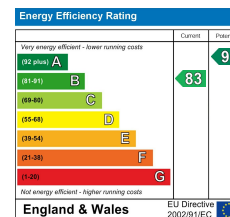


1ST FLOOR
31.9 sq.m. (343 sq.ft.) approx.



TOTAL FLOOR AREA : 68.0 sq.m. (732 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Bedroom 2

11'1" x 8'1" (3.40 x 2.48)

Bright and comfortable with fitted carpet, a UPVC window, and a central heating radiator.

Bedroom 3

8'1" x 6'1" (2.48 x 1.87)

Overlooking the front aspect, this cozy bedroom features fitted carpet, a UPVC window, and a central heating radiator.

Bathroom

6'0" x 6'1" (1.84 x 1.87)

A modern suite with a pedestal hand wash basin, laminate flooring, a toilet, and a bath with an overhead shower. The tiled splash back around the bath and sink adds a stylish touch, while the UPVC window and central heating radiator enhance comfort.

Exterior

A mix of paved and grassed areas, offering plenty of space for entertaining or relaxing. Fully enclosed with fencing for privacy and featuring side gate access for convenience.

Disclaimer

These particulars do not constitute part or all of an offer or contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly. If there are any points which are of particular importance to you, please check with the office and we will be pleased to check the position.

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