



Offers Over £130,000 Freehold

110 BROXTOWE DRIVE | | MANSFIELD | NG18 2JE

BuckleyBrown
ESTATE AGENTS

AN ATTRACTIVE HOME WITH PLENTY OF POTENTIAL... Welcoming Broxtowe Drive, Mansfield, this delightful terraced house offers a perfect blend of comfort and convenience. With its inviting façade and well-maintained exterior, this property is ideally situated within a friendly neighbourhood, making it an excellent choice for families and professionals alike.

Upon entering the ground floor, you are greeted by a spacious living room that exudes warmth and character, perfect for relaxing or entertaining guests. Adjacent to the living room is a well-proportioned dining room, providing an ideal space for family meals and gatherings. The kitchen is functional and practical, offering ample storage and workspace for culinary enthusiasts. Completing this level is a conveniently located bathroom, along with a welcoming hall separating the two.

Venturing to the first floor, you will find two comfortable bedrooms, each offering a peaceful retreat for rest and relaxation. The third bedroom is located on the second floor, providing a private sanctuary that could serve as a master suite or a versatile space for guests or a home office. Each room is filled with natural light, creating a bright and airy atmosphere throughout.

Externally, the property benefits from on-street parking to the front and a small patio area to the rear, providing a low-maintenance outdoor space ideal for seating or potted plants. This terraced house on Broxtowe Drive presents an excellent opportunity for those seeking a charming home within a welcoming community.

Could this be the one for you? Call today to secure your viewing on 01623 633633.





Living Room 11'1" x 11'8"

Cosy living room with laminate flooring, bay window to the front elevation and feature fireplace.

Dining Room 11'1" x 11'10"

Laminate flooring, central heating radiator and window to the rear elevation. Ample space for your desired dining furniture.

Kitchen 5'6" x 13'9"

Spacious kitchen with matching cabinetry and ample worktop space, featuring integrated appliances including an oven and inset sink, tiled splash back, and a window to the rear elevation.

Hall

Hallway separating the kitchen from the bathroom.

Bathroom 5'6" x 10'7"

Modern three piece suite with bath and shower over, low flush WC and hand wash basin.

Landing

Spacious landing with cupboards for added storage.

Bedroom Two 11'3" x 11'8"

Spacious bedroom with carpeted flooring, built in wardrobe, central heating radiator and window to the front elevation.

Bedroom Three 11'3" x 7'5"

Spacious bedroom with carpeted flooring, built in wardrobe, central heating radiator and window to the rear elevation.



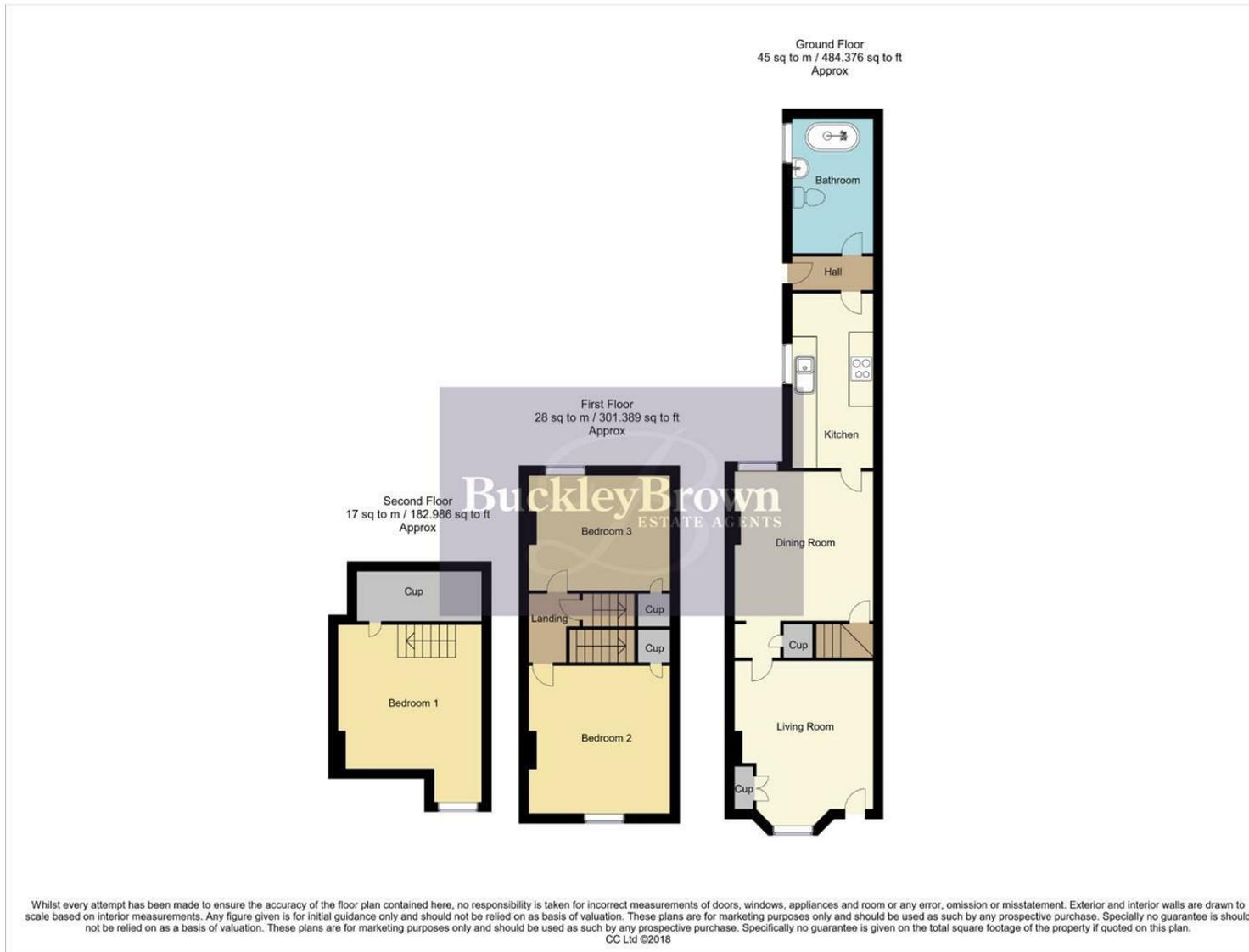
Bedroom One 11'3" x 14'2"

Spacious bedroom with carpeted flooring, built in wardrobe, central heating radiator and window to the front elevation.

Outside

On street parking available to the front elevation, to the rear is a concrete patio area.





IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		70	78
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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