



Offers Over £170,000 Freehold

21 ARMSTRONG ROAD | | MANSFIELD | NG19 6HT

BuckleyBrown
ESTATE AGENTS

RECENTLY RENOVATED!... Welcome to this charming newly renovated three-bedroom semi-detached house on Armstrong Road, Mansfield. This modern property boasts a fresh and stylish interior throughout, perfect for those seeking a contemporary living space, without having to touch a thing! Let's take a look inside...

Situated close to Mansfield town centre, this home offers convenience and accessibility to a range of amenities, making daily errands a breeze. The property features a spacious reception room, ideal for entertaining guests or simply relaxing with your loved ones. Just next door is a modern fully equipped kitchen!

Upstairs you are greeted with three cosy bedrooms, all offering a blank canvas to make your own. The bathroom provides a comfortable and functional space for your daily routines located just off the landing, perfect for the whole family.

Don't miss the opportunity to make this lovely property your new home. Contact us today to arrange a viewing!!





Hall

With access into;

Living Room

Laminate flooring, central heating radiator and a window to the front elevation.

Kitchen

Modern kitchen complete with a range of matching wall and base cabinet, inset sink with drainer, integrated appliances and windows to the rear elevation. Ample space for your desired furnishings.

Utility

Fitted with wall and base cabinets, worktops over and further space and plumbing for a washing machine and tumble dryer. Window and an external door to the side. Access to a handy wc.

WC

Fitted with a low flush WC and hand wash basin.

Landing

Window to the side, fitted cupboard and further access to;

Bedroom One

Laminate flooring, central heating radiator, built in wardrobe and a window to the rear elevation.

Bedroom Two

Laminate flooring, central heating radiator and a window to the front elevation.

Bedroom Three

Laminate flooring, central heating radiator, built in wardrobe and a window to the front elevation.



Bathroom

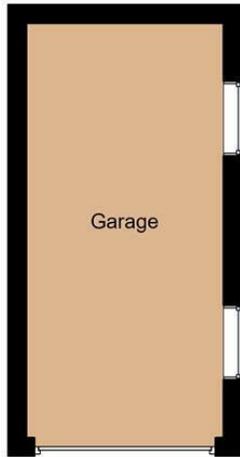
Modern three piece suite including a hand wash basin, low flush WC and a bath with an overhead shower. Dual aspect windows to the side and rear.

Outside

Low maintenance to the front with a lawn and access to a side gate. The rear garden offers a generous size lawn with great potential.



Garage
15 sq.mt / 161.45 sq.ft
Approx



Ground Floor
44 sq.mt / 473.61 sq.ft
Approx



First Floor
45 sq.mt / 484.37 sq.ft
Approx



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is given on the total square footage of the property if quoted on this plan.
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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			79
(55-68) D		57	
(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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MANSFIELD
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