



Price Guide £425,000 Freehold

13 FARADAY ROAD | | MANSFIELD | NG18 4ET

BuckleyBrown
ESTATE AGENTS

****GUIDE PRICE £425,000 - £430,000****

A TRUE HIDDEN GEM!...

This impressive five-bedroom, three-storey detached home is located in the sought-after area of Mansfield, close to a wealth of local amenities, schools, and transport links. Generous in size and thoughtfully designed, this home offers versatile living spaces perfect for both busy family life and peaceful relaxation.

The modern kitchen is the heart of the home, well-appointed with ample cabinetry and worktop space — an ideal spot for preparing family meals or hosting friends. Flowing seamlessly into the dining room, this space is perfect for entertaining, with plenty of room for a large dining table where everyone can gather. The dining room then opens into a cosy living area, designed as a warm and welcoming retreat, ideal for relaxing evenings with loved ones. A second separate living room provides further flexibility, whether used as a snug, playroom, or stylish lounge. The ground floor is completed by a versatile bedroom and a well-sized bathroom, offering excellent convenience and accessibility.

Moving upstairs, you'll find two spacious bedrooms. The master bedroom is particularly impressive, complete with its own en-suite, while the second bedroom provides great potential as a guest room or home office. A stylish family bathroom on this floor serves the household, adding both comfort and practicality. On the top floor, two further bedrooms await, both enhanced with charming Velux windows that fill the spaces with natural light.

Externally, the home continues to impress. The front offers a driveway and garage, providing ample off-street parking. To the rear, the garden is both private and versatile, featuring a patio seating area for summer dining, a neatly laid lawn, and mature shrubs, trees, and fencing that frame the space beautifully. It's the perfect setting for relaxing, entertaining, or enjoying family life outdoors.

Call today to arrange a viewing!!!





Porch
With windows to the front elevation and a door providing access into;

Entrance Hall
With stairs rising to the first floor, built in storage cupboard and surrounding doors providing access into;

Kitchen 9'5" x 21'3"
Complete with an array of matching cabinetry and ample worktop surfaces. It features an inset sink and drainer and space for appliances. With windows to the rear and side elevation and a door providing access onto the garden. With access into the dining room.

Dining Room 9'5" x 10'4"
With carpeted flooring and a window to the

rear elevation. This room offers an open plan design through to the living room.

Living Room 13'5" x 14'7"
With carpeted flooring and a window to the front elevation.

Living Room 9'3" x 9'5"
With carpeted flooring and windows to the side and rear elevation. With a door providing access into the garage.

Bedroom Three 8'4" x 10'2"
With carpeted flooring and a window to the front elevation.

Bathroom 5'5" x 8'4"
Complete with a three piece suite including a shower, low flush WC and a hand wash basin. With a window to the side elevation.



Landing
With a large built in storage cupboard and surrounding doors provide access into;

Bedroom One 12'2" x 14'6"
With carpeted flooring and a window to the rear elevation. This room benefits from its own en-suite facility.

En-suite 5'2" x 10'5"
Complete with a three piece suite including a shower, low flush WC and a hand wash basin. With a window to the rear elevation.

Bedroom Two 12'1" x 14'6"
With carpeted flooring and a window to the front elevation.

Bathroom 8'11" x 13'3"
Complete with a three piece suite including a bath, low flush WC and a hand wash basin. With a window to the rear elevation.

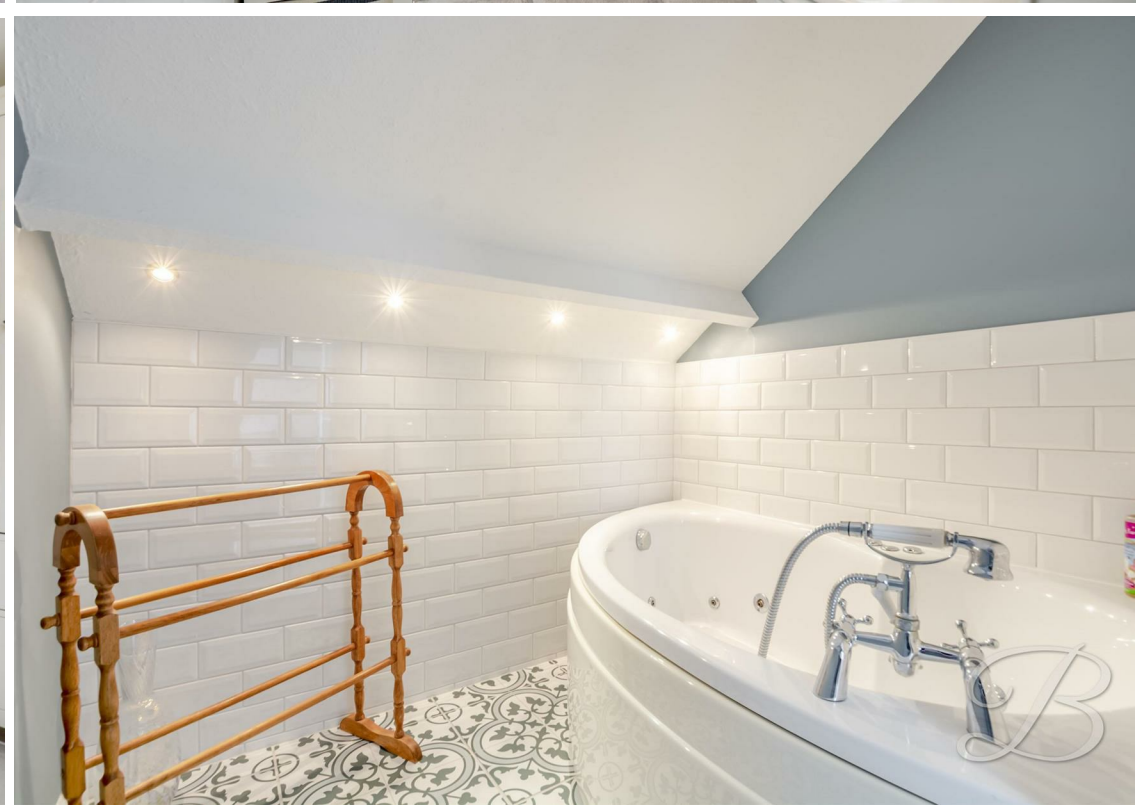
Landing
With access into;

Bedroom Four 12'0" x 17'3"
With carpeted flooring, velux window and windows to the rear and side elevation.

Bedroom Five 8'3" x 17'3"
With carpeted flooring, velux window and a window to the side elevation.

Outside
The front of the property offers a driveway and garage providing ample off-street parking. the rear garden hosts a patio seating area, laid lawn and surrounding, shrubs, trees and fencing.

Garage 9'3" x 16'9"
Accessible from the front and rear elevation.





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. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
CC Ltd ©2018

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		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

74

61

13 FARADAY ROAD
MANSFIELD
NG18 4ET



BuckleyBrown Estate Agents

55 - 57 Leeming Street | Mansfield | Nottinghamshire | NG18 1ND

23 High Street | Edwinstowe | Nottinghamshire | NG21 9QP

1 Market Place | Bolsover | Chesterfield | S44 6PN

www.buckleybrown.co.uk

t: 01623 633 633

t: 01623 633 633

t: 01246 605121

BuckleyBrown
ESTATE AGENTS

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.