



£230,000

Highcliffe Avenue, Shirebrook,
Mansfield,

Welcome to BuckleyBrown, where every home
is carefully presented, so you can explore
with clarity and confidence.

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“This is a home that’s been really well looked after and offers a fantastic move-in-ready opportunity. With a garage, driveway parking for around four cars and a lovely south-facing garden, there’s a lot to like here for a buyer.”

Luke, Senior Valuer



A LOVELY FAMILY HOME WITH SPACE TO ENJOY

A beautifully presented three-bedroom semi-detached home with a detached garage, conservatory, converted loft/attic space, private garden and generous gated driveway

Warm, bright and incredibly inviting, this is the sort of home that immediately feels cared for. Presented in lovely condition throughout, the property offers a generous and practical layout with plenty of space for family life, while the gardens and parking add another layer of appeal. From the welcoming entrance and two reception rooms to the modern kitchen and light-filled conservatory, there is a lovely sense of flow throughout.

Outside, the property really comes into its own, with a long and private rear garden offering several areas to relax and entertain, together with a detached garage and substantial enclosed driveway to the front. It is a home that feels ready to enjoy from the moment you arrive.



THE FINER DETAILS

The property begins with a porch leading into a central entrance hall, with the main living accommodation arranged across the ground floor. There is a separate dining room, comfortable living room, kitchen and conservatory, while upstairs are three bedrooms and the family bathroom. A useful cupboard is also provided within the hall, adding practical storage and a home office conversion in the loft space.

The welcoming porch opens into the central hall, providing access to the main living spaces and staircase. The dining room sits towards the front of the property, while the living room occupies the centre and provides a comfortable space for relaxing. To the rear, the modern kitchen offers a practical layout and leads directly into the conservatory, creating a lovely light-filled extension to the living accommodation. The conservatory has French doors opening onto the garden, making it an especially enjoyable space overlooking the outside.

Upstairs, three bedrooms provide plenty of flexibility, with the main bedroom offering a generous space for everyday comfort. Bedrooms Two and Three are also well suited to family, guests, hobbies or working from home, while the family bathroom completes the first floor. The landing provides access to all three bedrooms and the bathroom, creating a straightforward and practical layout. The converted loft space provides a useful home office, creating a quiet and versatile area away from the main living accommodation. Accessed via a ladder from the loft hatch on the first-floor landing, the space also benefits from useful storage within the eaves, making the most of the available area.

The front of the property is enclosed by a wall and gates, creating a smart and private approach with a substantial driveway providing off-road parking for around four cars. A detached garage adds further valuable space.

To the rear, the garden stretches away from the house and feels wonderfully private. Predominantly laid to lawn with established shrubbery, it includes a paved seating area directly outside the conservatory, as well as a further decked and covered seating area further down the garden, positioned behind the garage. There is plenty of room here to enjoy, entertain and make the garden your own.





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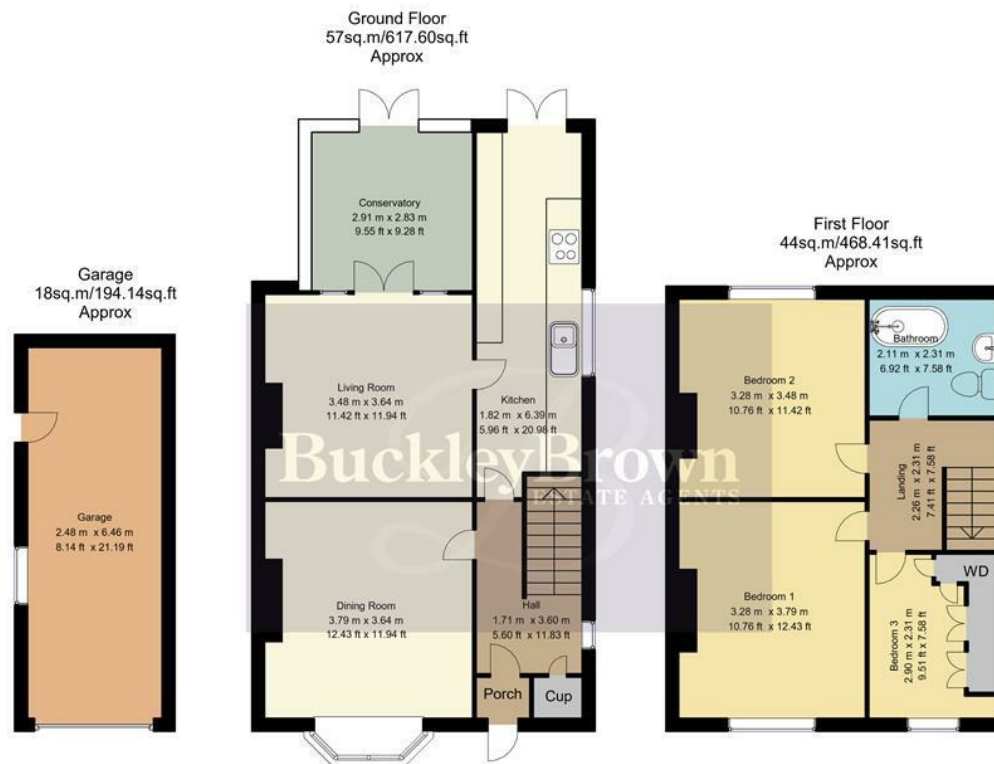
LIFE IN SHIREBROOK

Shirebrook is a well-established town offering a good range of everyday amenities, including shops, local services, leisure facilities and places to eat. Its position close to the Nottinghamshire and Derbyshire border also means there is easy access to surrounding towns, with Mansfield, Bolsover and Worksop all within convenient reach. Shirebrook Parish

For commuters, Shirebrook benefits from its own railway station on the Robin Hood Line, providing connections towards Mansfield, Nottingham and Worksop. There are also regular bus services linking the town with Mansfield and surrounding areas, while the wider road network provides good access across the region. Bus Times
With its combination of established amenities, transport connections and surrounding countryside, Shirebrook offers a practical setting for families looking for a well-connected home with plenty of local convenience.

Shirebrook sits around four miles from Mansfield and four miles from Bolsover, with Worksop, Chesterfield and Nottingham also accessible for wider shopping, employment and leisure. The town's railway and bus connections make travelling beyond the immediate area straightforward.





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

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Key Features

Beautifully presented three-bedroom semi-detached home

Detached garage and substantial gated driveway

Light and modern interiors throughout

Two reception rooms plus conservatory

Long, private rear garden with lawn and established shrubbery

Paved and covered decked seating areas

Excellent family home ready to enjoy

Approx. Size

1,279 Sq. ft

EPC Rating

C

Council Tax Band

A

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