



£160,000

The Park, Mansfield,

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

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"Occupying one of the largest plots on its row in a highly desirable, tree-lined conservation area, the property benefits from a generous south-west facing garden, alongside a spacious kitchen extension and bright conservatory, creating a superb blend of indoor and outdoor living."

- Luke, Valuer



## MOVE IN READY WITH NO UPWARDS CHAIN

*A beautifully presented and move-in ready home, offering surprisingly spacious accommodation across three floors.*

Featuring a generous kitchen extension with roof lantern, a bright conservatory and one of the largest gardens in the area for its property type. With two well-proportioned bedrooms, a spacious living room, and a versatile layout throughout, it is ideally suited for first-time buyers, professionals, or those seeking a home ready to enjoy from day one.



## THE FINER DETAILS

***Set on a generous plot with off street parking to the front and benefitting from being one of the largest gardens in the area for its property type.***

This attractive and move-in ready property offers an exceptional opportunity for buyers seeking both generous living space and outstanding outdoor potential.

Beautifully maintained and thoughtfully arranged across three floors, the home provides a warm and welcoming atmosphere throughout, perfectly suited to modern living.

The ground floor features a spacious living room leading through to a separate dining area, creating flexible and sociable living accommodation ideal for both relaxing and entertaining. To the rear, the extended kitchen provides excellent practicality with additional workspace and storage, while the adjoining conservatory fills the home with natural light and creates a seamless connection to the garden — ideal for enjoying the outdoor setting all year round.

The upper floors continue to impress, offering two well-proportioned double bedrooms and a family bathroom, with the top-floor room-in-roof bedroom providing a particularly versatile and characterful space suitable for a main bedroom, guest accommodation, or home office.

A standout feature of the property is the exceptionally generous garden, rarely found with homes of this style. The outdoor space offers enormous potential for entertaining, family enjoyment, gardening, or future landscaping aspirations, further enhancing the property's appeal. The garden also benefits from a useful shed complete with power and electrics, ideal for storage, a workshop, or hobby space. To the rear is a shared lane which can be used to gain vehicular access to the property. The property additionally enjoys easy direct access to Carr Bank Park, offering excellent convenience for dog walkers, families, and those who enjoy outdoor space close to home.

Combining spacious accommodation, a desirable extended layout, and a welcoming





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## LIFE IN MANSFIELD

*The property is ideally positioned within a well-established residential area of Mansfield, offering convenient access to a wide range of everyday amenities, schools, green spaces, and transport links.*

For families, there are several well-regarded schools nearby including Mansfield Primary Academy, King Edward primary & nursery school and Queen Elizabeth's Academy, while The Brunts Academy is situated close by for secondary education.

The area also benefits from excellent access to local shopping facilities and supermarkets including Sainsbury's, Tesco Extra, Morrisons and Lidl, making day-to-day living both practical and convenient.

Outdoor and leisure space is another strong feature of the location, with attractive nearby green spaces including Carr Bank Park, Titchfield Park, Berry Hill Park and Fisher Lane Park, all offering pleasant areas for walking, recreation, and family enjoyment.

Transport links are easily accessible, with Mansfield town centre and Mansfield railway





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.

## Key Features

Beautifully presented with no upward chain and offering a move in ready home arranged across three floors

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Occupying one of the largest plots in the area for its property type

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Spacious kitchen extension providing additional workspace and practicality

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Versatile top-floor room-in-roof bedroom suitable as a main bedroom, guest room, or home office

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Off-road parking to the front of the property

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Easy direct access to Carr Bank Park and other recreational facilities in the area

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Convenient location close to schools, shops, parks, and transport links

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Heating updated with Combination Boiler

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New roof installed in the last 5 years

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Exceptional homes deserve  
exceptional representation.

Let's Chat.

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