Offers Over £325,000 Freehold

44 DORCHESTER DRIVE | | BERRY HILL, MANSFIELD | NG18 4QH

BuckleyBrown ESTATE AGENTS

A WARM WELCOME...

Nestled in the charming area of Dorchester Drive, Berry Hill, Mansfield, this delightful bungalow offers a serene retreat in a well-established neighbourhood. Known for its friendly community and convenient amenities, this location provides easy access to local shops, parks, and schools, making it an ideal choice for families and retirees alike. The surrounding greenery adds to the appeal, creating a peaceful atmosphere that is hard to resist. Let's take a look inside...

Upon entering the property, you are welcomed into a cosy reception room that exudes warmth and comfort. This inviting space is perfect for relaxation or entertaining guests, with ample natural light streaming through the windows. The adjoining kitchen is functional and well-equipped, providing a delightful area for culinary creations. It's layout ensures that cooking and dining can be enjoyed in harmony, making it a heartwarming space for family gatherings. Not to mention the handy rear hall and utility!

The bungalow features two well-proportioned bedrooms, each offering a blank canvas to make your own. The bathroom is conveniently located, featuring modern fixtures and a soothing atmosphere, ideal for unwinding after a long day.

Stepping outside, the property boasts a charming garden that invites you to enjoy the fresh air and sunshine. This outdoor space is perfect for gardening enthusiasts or those who simply wish to bask in the beauty of nature. The front also boasts a large driveway and garage! This bungalow on Dorchester Drive is not just a house; it is a home filled with potential and comfort, waiting for its new owners to create lasting memories.

Call now to arrange a viewing!

Porch
Window to the front and access into the main hallway.

Hallway
The hallway extends through the centre of the property with wood-effect flooring and neutral walls. With leading access into;

Living Room 11'10" x 14'11"
This welcoming living room is filled with natural light from a large window and features soft wood flooring beneath a ceiling with exposed beams. The room is decorated in a calm, neutral palette, with soft furnishings and tasteful wall lights adding a cosy touch.

Kitchen 9'11" x 14'11"
The kitchen is a bright and airy space with white cabinetry and wood-effect work surfaces. A belfast sink sits beneath a large window, while a built-in oven and separate hob provide cooking facilities. The room benefits from wood flooring and space for a dining table with chairs, making it perfect for casual meals.

Rear Porch 4'4" x 4'11"
Convenient space access to the rear garden.

Utility
Great space for storage and a washing machine/tumble dryer.

Bedroom One 9'11" x 11'11"
Carpeted flooring, central heating radiator and a window to the front elevation.

Bedroom Two 9'11" x 9'11"
Carpeted flooring, central heating radiator and a window to the rear elevation.

Bathroom 6'4" x 8'4"
Neutral family bathroom comprising of a hand wash basin, low flushWC and a bath with an overhead shower for added convenience. Window to the rear elevation.

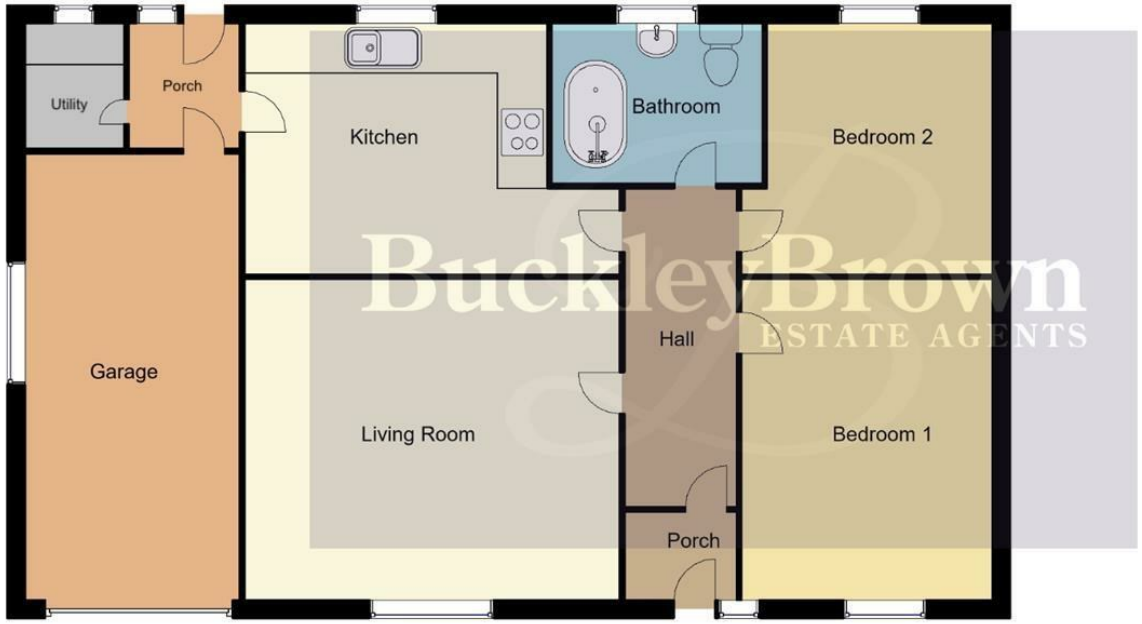
Garage 8'6" x 17'8"
Single garage accessible from the front elevation with a window to the side and handy door to the rear giving access into the rear hall/utility.

Outside
Expansive frontage with a private driveway, garage, fence to the side, gravelled area and a pathway leading to the front door.

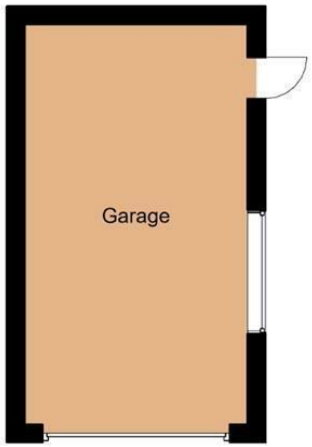
The rear garden provides a generous outdoor space with a large paved patio area perfect for seating and entertaining, leading down to a lawn bordered by mature trees and shrubs. The garden is fully enclosed with fence boundaries, offering privacy and a peaceful setting to enjoy the outdoors.

MATISSE

Ground Floor
89 Sq.m/ 962.11 Sq.ft
Approx



17 Sq.m/ 178.80 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. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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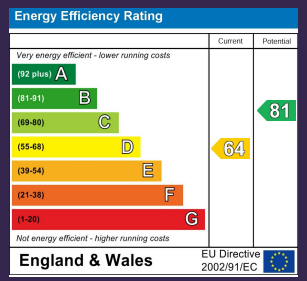
IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. 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.



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