



£85,000 Leasehold

114 BURLINGTON DRIVE | | MANSFIELD | NG19 7HT

**BuckleyBrown**  
ESTATE AGENTS

## A FIRM FAVOURITE!...

We are delighted to present this neutrally decorated, ground floor flat for sale. This appealing property is well-suited for couples or single occupants in search of a peaceful yet accessible location. The property is neutrally decorated, allowing you the opportunity to put your personal touch on it.

The flat comprises two spacious double bedrooms, with the main bedroom boasting built-in wardrobes, providing ample storage space. The flat also includes a spacious and tastefully decorated reception room, perfect for unwinding after a long day or entertaining guests. The kitchen is designed to cater to all your culinary needs. The property also includes a four-piece suite bathroom, designed to offer a tranquil space to relax and rejuvenate.

The location of this property is an absolute gem. It is within close proximity to excellent public transport links, local amenities, and green spaces, ensuring you have everything you need right on your doorstep. For those who enjoy spending time outdoors, the presence of nearby parks is a real bonus.

In conclusion, this flat offers a fantastic opportunity for those seeking a relaxed, convenient lifestyle in a well-connected location. This property is truly a hidden gem, waiting for its potential to be unlocked by the right owner.

Call today to view!



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 |         |                            |
| (12 plus) <b>A</b>                          |         |                            |
| (81-91) <b>B</b>                            |         |                            |
| (69-80) <b>C</b>                            |         |                            |
| (55-68) <b>D</b>                            |         |                            |
| (39-54) <b>E</b>                            |         |                            |
| (21-38) <b>F</b>                            |         |                            |
| (1-20) <b>G</b>                             |         |                            |
| Not energy efficient - higher running costs |         |                            |
| England & Wales                             |         | EU Directive<br>2002/91/EC |

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## BuckleyBrown Estate Agents

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