



Kirklington Road, Rainworth
Mansfield, NG21 0JX

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£178,000 Freehold**

****A MODERN THREE-BEDROOMED ENERGY-EFFICIENT PROPERTY, SITUATED ON A SMALL DEVELOPMENT WITH A GARAGE AND TARMAC DRIVEWAY (situated at the rear). THIS PROPERTY IS SET OVER THREE STOREYS MAKING THIS IDEAL FOR FAMILIES NEEDING SPACE ****

OFFERED FOR SALE WITH NO UPWARD CHAIN-
Comprising of the following: Entrance hallway with stairs rising, downstairs cloakroom/WC, lounge with patio doors/matching side panels at the rear, fitted kitchen with breakfast area and various integrated appliances.

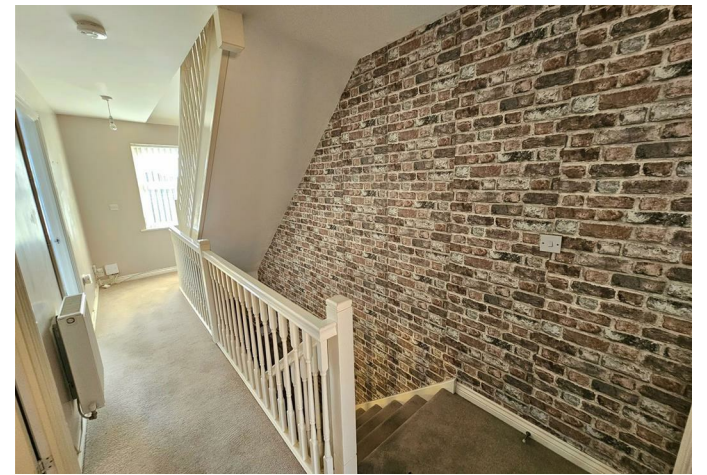
First floor: Galleried landing, two bedrooms (x1 double and x1 single), and a three-piece family bathroom.

Second floor: Landing, leading into the master bedroom boasting two roof windows, fitted dressing area, and En-suite shower room.

Externally: Low maintenance frontage set back from the road, gated side access, garage, and driveway, along with a great space at the rear with artificial grass and stone paving and decked patio areas.

THIS IS A LOT OF PROPERTY FOR THE MONEY!




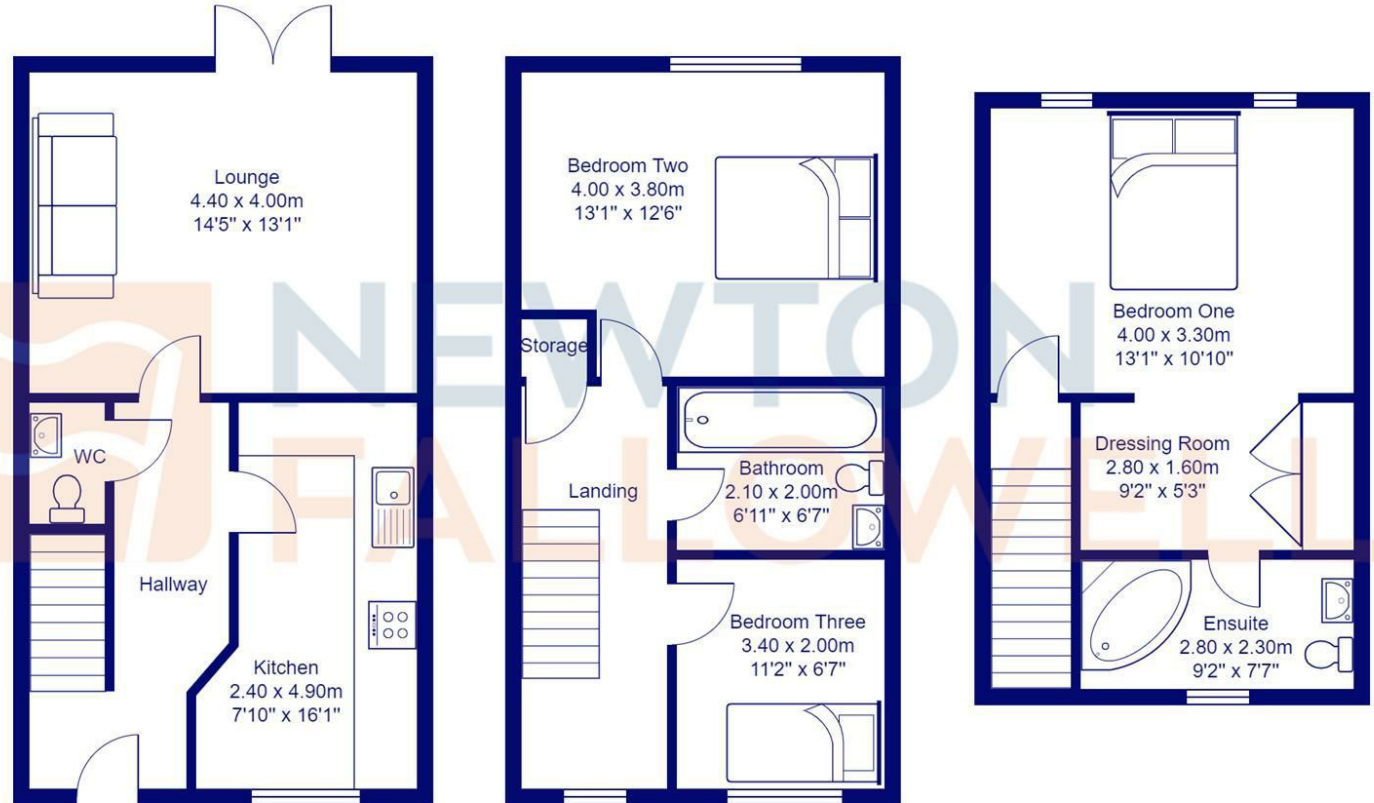


- Three storey living
- Driveway and garage at rear
- Rear enclosed garden
- Master bedroom has the benefit of En-suite shower room and dressing area
- Popular residential location with space to grow
- GCH system
- UPVC double glazed windows
- NO UPWARD CHAIN-READY TO VIEW NOW!



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		90
(81-91) B	79	
(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	



COUNCIL TAX INFORMATION:

Local Authority:
Council Tax Band:

AGENTS NOTE – DRAFT PARTICULARS:

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