





19 Salisbury Road, Mansfield

£319,950 NO UPWARD CHAIN Freehold

THREE/FOUR BEDROOM DETACHED HOUSE • GENEROUS LOUNGE AND CONVENIENT DINING ROOM • NO UPWARD CHAIN, EPC RATING D • FITTED KITCHEN WITH INTEGRATED APPLIANCES • GROUND FLOOR WC, FIRST FLOOR FAMILY BATHROOM AND EN-SUITE • WELL MAINTAINED OUTSIDE SPACE WITH PRACTICAL SUMMERHOUSE • GENEROUS GARAGE WITH FRONT AND REAR ACCESS

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John Sankey

50 YEARS











Entrance Hall
A welcoming entrance hall guiding you through the ground floor of the home. The space provides convenient access to the garage and the rest of the downstairs accommodation, while also benefiting from a central heating radiator and power points.

Lounge
20' 10" x 12' 0" (6.36m x 3.66m)
A generous living space featuring two UPVC double glazed windows overlooking the front of the property, allowing plenty of natural light into the room. The lounge also benefits from a feature fireplace with gas fire, central heating radiators and power points throughout.

Kitchen
10' 4" x 9' 10" (3.14m x 2.99m)
A well equipped kitchen featuring a range of wall and base units with sink and integrated appliances including a fridge and freezer. There is also space for additional appliances. The room benefits from tiled splashbacks for easy maintenance, power points, a central heating radiator, a UPVC double glazed window and access to the rear garden.

Dining/Sitting room
10' 3" x 9' 9" (3.13m x 2.96m)
A practical and versatile space featuring double doors that flood the room with natural light and create a seamless connection to the garden. The room comfortably accommodates dining for six or more people and also includes a central heating radiator and power points. The space has previously been used as a bedroom, offering a fourth bedroom space to this property.

Downstairs wc
A convenient addition to the home fitted with a low flush WC and vanity sink with mixer tap. The room also benefits from ample storage space, tiled walls for easy maintenance and a UPVC double glazed window.

First floor

Bedroom No 1
18' 6" x 12' 8" (5.63m x 3.85m)
A generously sized main double bedroom featuring a UPVC double glazed window overlooking the front of the property allowing plenty of natural light to fill the space. The room also includes a central heating radiator, power points, useful storage and eaves space and access to a private en suite shower room.

En-suite
Fitted with a low flush WC, pedestal sink and electric shower. Additional features include a heated towel rail and skylight.

Bedroom No 2
12' 0" x 11' 4" (3.65m x 3.46m)
A second double bedroom with a UPVC double glazed window overlooking the front of the property. The room also benefits from a central heating radiator, power points and useful eaves space.

Bedroom No 3
11' 0" x 9' 8" (3.35m x 2.95m)
A further double bedroom featuring a UPVC double glazed window overlooking the rear garden and fitted wardrobe space. The room also includes a central heating radiator power points and eaves space.

Bathroom
The bathroom comprises a low flush WC, pedestal sink and bath with electric shower over. The room also benefits from tiled walls for easy maintenance, a central heating radiator and a UPVC double glazed window.



Garage
20' 3" x 10' 2" (6.17m x 3.10m)
A generously sized garage suitable for parking a vehicle while also offering useful workshop space. The garage benefits from electric up-and-over door to the front and an up and over door to the rear, along with ample storage throughout. A practical utility area includes wall and base units with a sink and space for appliances. Additional features include power points and a UPVC double glazed window and interior access to the rest of the home.



Outside
To the front, the property benefits from a well-maintained garden bordered by mature shrubs and is partly laid to lawn, adding character and kerb appeal. A driveway provides convenient off-road parking, while steps lead up to the front entrance. There is also gated side access to the remainder of the outdoor space. The rear garden is a beautifully maintained and private outdoor area featuring patio spaces ideal for relaxing and entertaining. The majority of the garden is laid to lawn and surrounded by mature trees and shrubs, creating a peaceful setting. A further feature is the summer house, which benefits from power and lighting, making it ideal for additional outdoor living space, storage or use as a workshop.



Additional information
Tenure: Freehold Council tax band: C Mobile/Broadband Coverage Checker visit: www.ofcom.org.uk then click mobile & broadband checker.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

These brochures are produced as a guide only. The floor plan and measurements are not to be used for furnishing or any other purposes and are approximate.

This well presented three bedroom detached house is situated in a highly sought after location, conveniently close to local amenities including schools, bus routes and shops. Offering generous and versatile accommodation throughout, the property is ideal for families, downsizers or those looking for flexible living space.

Key features include a generous lounge with feature fireplace, a modern fitted kitchen, a separate dining/sitting room with access to the garden, and three well proportioned double bedrooms, including a main bedroom with en suite. The property also benefits from a ground floor WC, family bathroom and a substantial garage with utility area and workshop space.

Externally, the home boasts off-road parking, beautifully maintained front and rear gardens, and a summer house with power and lighting, ideal for additional storage, a workshop or outdoor living space. With well kept outdoor areas, versatile accommodation and a convenient location, this property offers comfortable living both inside and out.

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