



**7 Woburn Place, Pleasley, Mansfield,
Nottinghamshire NG19 7RR**

£240,000

Tel: 0115 9680268



- Stunning Open Plan Living Kitchen
- Viewing Highly Recommended
- Large Driveway & Garage
- Extended Dining Kitchen
- Large Family Bathroom
- Traditional 1930's Semi Detached

A stunning & spacious traditional semi-detached house with substantial two storey extension. This beautiful family home is perfect for those who are looking for traditional charm but sympathetically modernised to create a home to be proud of. The current owners have recently made some internal changes especially in the kitchen and living area. Which has created a stunning open plan living kitchen fitted out perfectly with high quality fittings alongside a huge central island with granite working surfaces.

The property itself comes located in an extremely popular residential area and stands on an excellent plot with large driveway, garage and a generous and well-maintained rear garden.

The accommodation comprises an entrance hall, open plan living kitchen with large central island, cosy bay fronted living room with log burner. To the first floor landing there are three bedrooms, including two spacious doubles and an extended four piece family bathroom.

Externally, as previously mentioned a little above, this property stands proud in a slightly elevated position with a large frontage providing off road parking for multiple cars and an attached garage, there is also a front lawned area which perfectly softens the frontage. To the rear of the property there is again even more space having a generously sized harden which is mainly laid to lawn but is all securely enclosed making it a perfect space for all the family to enjoy.

ENTRANCE HALL

An inviting and fitting entrance hall with a radiator, ceiling lighting, stairs rising to the first floor landing and a composite front entrance door with side panels allowing a wonderful amount of natural light to pour into the property.

OPEN PLAN LIVING KITCHEN

w: 5.82m x l: 3.53m (w: 19' 1" x l: 11' 7")

A stunning contemporary yet timeless open plan living kitchen of the highest quality having a stunning range of shaker style wall cupboards, base units and drawers with granite working surfaces over and a matching granite island with inset sink and matte black mixer tap. There is also a range style cooker, inset extractor hood. There is also feature pendent lighting, ceiling spotlights, contemporary radiator, spacious living area, double glazed doors and window onto the rear elevation and an internal door opening into the garage.

LOUNGE

w: 3.86m x l: 3.73m (w: 12' 8" x l: 12' 3")

A bay fronted living room with central feature fireplace with inset log burner. There is also a radiator, ceiling lighting, large double glazed bay window to the front elevation and internal double doors opening into the living kitchen.

FIRST FLOOR LANDING

w: 2.9m x l: 2.18m (w: 9' 6" x l: 7' 2")

With ceiling light point and a double glazed window to the side elevation.

BEDROOM ONE

w: 3.99m x l: 3.53m (w: 13' 1" x l: 11' 7")

A bay fronted bedroom with a radiator, ceiling lighting and a double glazed bay window to the front elevation.

BEDROOM TWO

w: 3.56m x l: 3m (w: 11' 8" x l: 9' 10")

A second spacious bedroom with a fitted wardrobes with inset hanging rails and shelving. There is also a radiator, ceiling light point and a double glazed window to the rear elevation.

BEDROOM THREE

w: 2.26m x l: 2.21m (w: 7' 5" x l: 7' 3")

A third and final bedroom with ceiling lighting, radiator and a double glazed window to the front elevation.

FAMILY BATHROOM

w: 4.09m x l: 1.65m (w: 13' 5" x l: 5' 5")

An extended family bathroom with four piece suite comprising a shower enclosure with wall mounted shower, panelled bath, wash hand basin with mixer tap and a low flush WC. There is also a radiator, ceiling lighting and double glazed obscure windows to the rear elevation.

OUTSIDE

Externally, as previously mentioned a little above, this property stands proud in a slightly elevated position with a large frontage providing off road parking for multiple cars and an attached garage, there is also a front lawned area which perfectly softens the frontage. To the rear of the property there is again even more space having a generously sized harden which is mainly laid to lawn but is all securely enclosed making it a perfect space for all the family to enjoy.

GARAGE

w: 5.59m x l: 2.21m (w: 18' 4" x l: 7' 3")

With up and over door, power and lighting and an internal door opening into the property.

VIEWING INFORMATION

Viewing of the property is strictly by appointment only. To book a viewing please call our Sales team headed up by our Associate Director, Ben Pycroft on our office number 0115 968 0268.

TENURE

The property is being sold as a freehold. With vacant possession on completion. The additional information provided for council tax, service charges and ground rents (where applicable) is only an estimation. Please check with your Sales Advisor for more specific detail.

MORTGAGE ADVICE

JMS are able to provide you with the details of a trusted independent mortgage advisor. If you are interested in speaking with our recommended mortgage advisor, please let the sales team know. Your home will be at risk if you do not keep up to date with payments of your mortgage or secured loans on the property. We are unable to give you any advice when it comes to mortgage products, nor should you take anything discussed verbally or in writing from anyone employed by JMS as advise on any financial products.

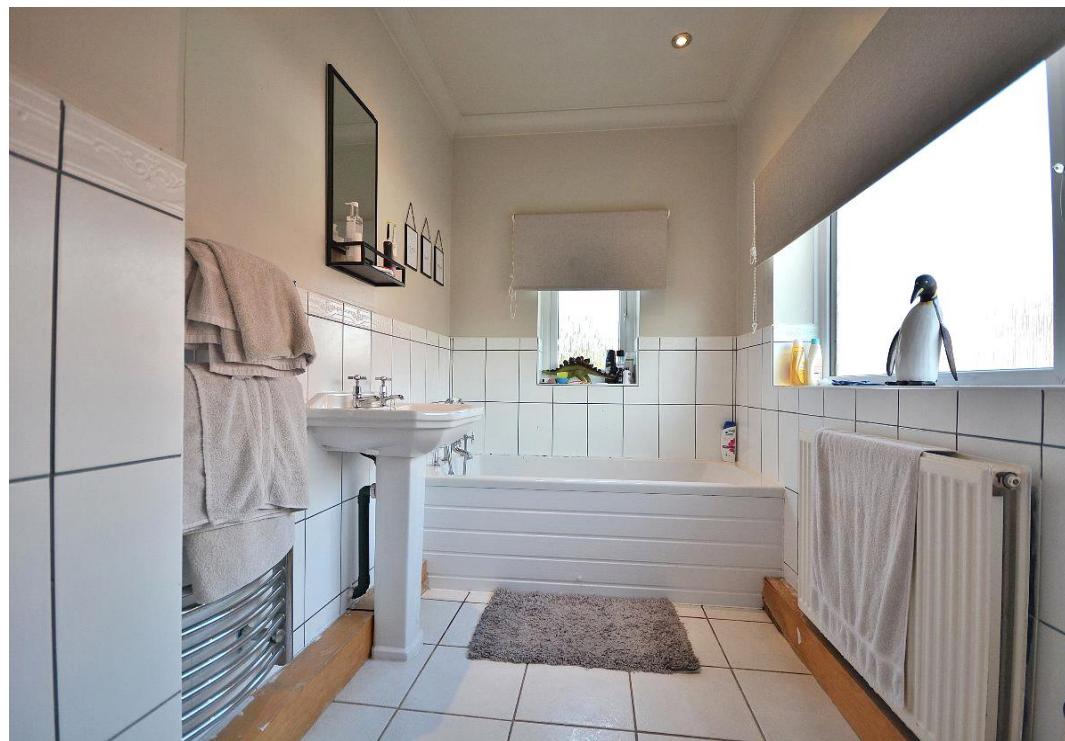
FIXTURES & FITTINGS

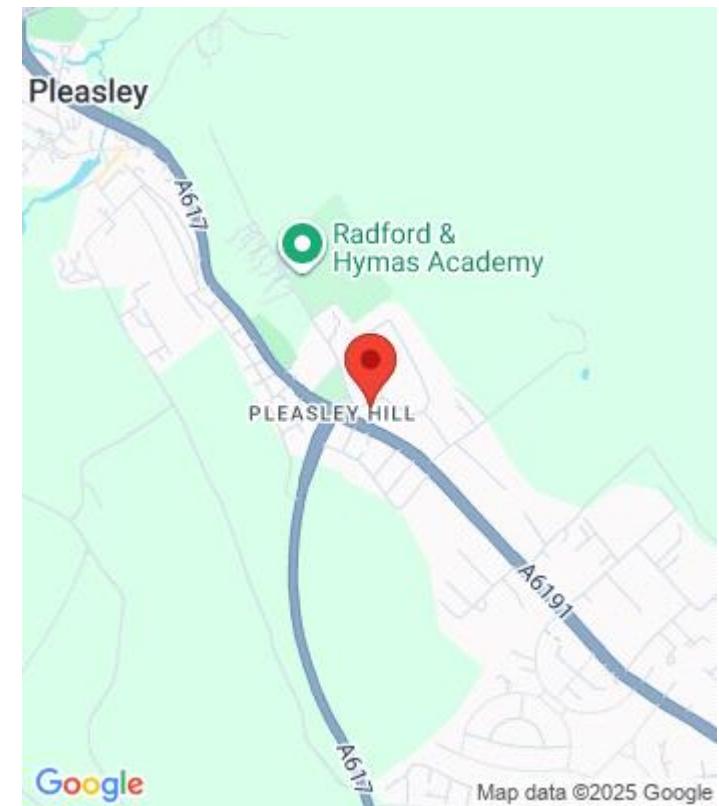
No fixtures or fittings in mentioned in these details are confirmed to be sold within the purchase price listed and/or agreed. Matters surrounding any fixtures and fittings detailed in this brochure or otherwise should be discussed as a separate matter. JMS take no responsibility for the condition, status or working order of any fixtures and fitting mentioned in this brochure or otherwise.











Viewing by appointment only
JMS Sales & Lettings
32 High Street, Hucknall, Nottingham, Nottinghamshire NG15 7HD
Tel: 0115 9680268 Email: enquiries@jmslettings.co.uk Website: www.jmslettings.co.uk

