



TOTAL APPROX. FLOOR AREA 427 SQ.FT. (39.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

Made with Metropix ©2019

**leaders.co.uk**

01623 659111 The Old Post Office, 275 Eaking Road, Mansfield, Nottinghamshire,  
NG18 3ED

Whilst every attempt is made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission or mis-statement. Floor plans are for representational purposes only as defined by the RICS code of measuring practice and should only be used as such by any prospective buyer. Any services, appliances or systems shown on the floorplans have not been tested by Leaders and therefore no guarantee can be given as to their operating ability or efficiency.



## Scholars Way

Mansfield, Nottinghamshire, NG18 4YT

£85,000 (Freehold)

L | LEADERS



## The property

\*\*\* NO UPWARD CHAIN \*\*\*

Ideal property for first time buyer or investor. This unique detached ONE bedroom apartment is being offered to the market with no upward chain and is situated in a sought after location close to local amenities and transport link. Property comprises of Kitchen/Lounge, bedroom one and bathroom. The apartment benefits from off street parking and integral garage. Early viewing is highly recommended.

Need to talk to a Mortgage Adviser? Call 01623 645666



### **Front**

Stairs to the outside of the property leading up to the entrance door.

### **Lounge/Kitchen Area** 5.08 x 4.07

Spacious lounge area, double glazed entrance door, three double glazed windows, laminate flooring, spot lights to ceiling, range of wall and base units with work surfaces over, tiled splash backs, stainless steel sink and drainer with mixer tap, integrated oven with gas hob and extractor hood, built in washer dryer and gas central heating boiler housed by a cupboard.

### **Bedroom One** 3.54 x 3.15

Two double glazed windows, laminate wooden floor, radiator and access to the loft also with a walk in wardrobe.

### **Bathroom** 2.02 x 1.95

Fitted with a three piece suite comprising of low level WC, wash hand basin and bath with shower over. Tiled splash back. Spot lights to ceiling, radiator and double glazed window to the rear elevation.

### **Outside**

Integral garage with up and over door, allocated parking in front of garage and built in storage cupboard under the outside stairs.

