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### A three storey town house offered with no chain

6 Ruby Way, Berry Hill, Mansfield, NG18 4XA

three bedroom - three storey - garage - two en suites - close to town center - no chain - viewings recommended



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## INTRODUCTION

A three bedroom three story town house. The property is situated in the popular residence of Berry Hill and is located close to school, shops and town centre. This home also benefits from having two en suite, a first floor lounge, garage and offers no chain. Viewings highly recommended.

## GROUND FLOOR

### Entrance Hall

Double glazed door to the front, radiator, stairs to the first floor and laminate flooring.

### Cloak Room

With low level wc, tiled floor, pedestal hand basin with splashback tiles and radiator.

### Kitchen

Double glazed window to the rear, stainless steel half sink and drainer, matching eye and base level units, tiled flooring, storage shelving, fitted electric oven and four ring gas hob, extractor hood over and integrated fridge and freezer.

### Dining Room/Bedroom 4

Double glazed window to the front elevation and radiator.

## FIRST FLOOR

### Landing

Radiator, stairs to second floor and storage cupboard.

### Lounge

Double glazed window to the front, radiator, laminate flooring and television point.

### Master Bedroom

Double glazed window to the rear elevation and radiator.

### En suite

With double shower cubicle having fully tiled walls and wall mounted shower, tiled floor, low level wc, radiator and pedestal hand basin with tiled splashbacks.

## SECOND FLOOR

### Landing

With access to loft space and doors to

### Bedroom Two

Double glazed window to the front and radiator.

### En Suite

With low level wc, pedestal hand basin, radiator, single shower unit with wall mounted shower and tiled floor.

### Bedroom Three

Double glazed window to the rear and radiator.

## OUTSIDE

### Rear Garden

To the rear of the property is a low maintenance rear garden enclosed by panelled fencing with patio and an arrangement of shrubs and bushes.

### Garage

Single garage with up and over door.

## VENDOR COMMENT

