



Forest Link

Bilsthorpe



£290,000

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*Immaculately Presented Family
Home...*



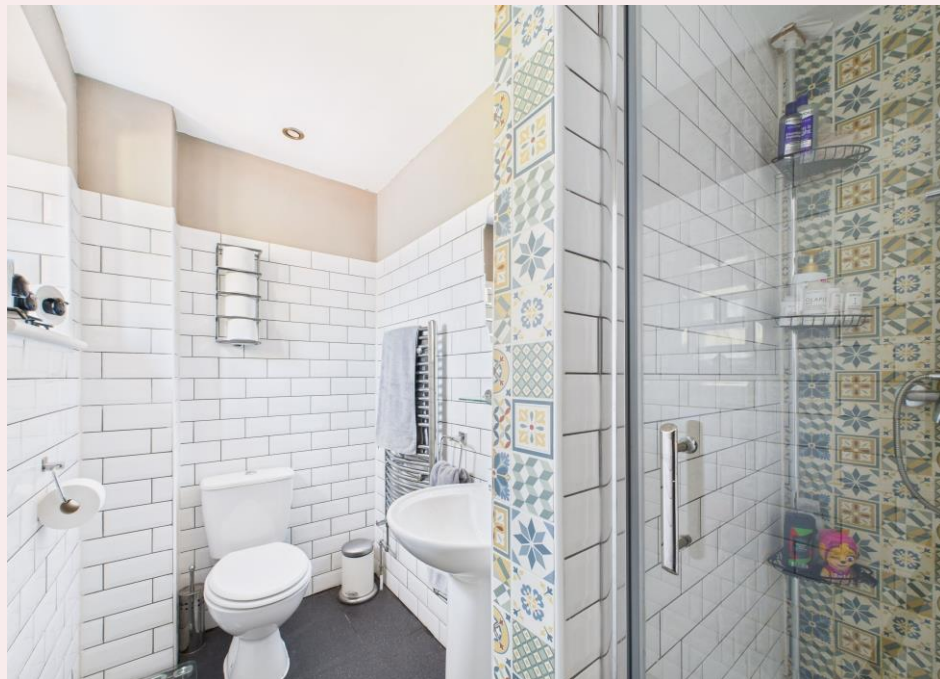


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Welcome

Located in the popular village of Bilsthorpe, this well-presented four-bedroom detached house offers the perfect blend of space, style, and practicality — ideal for growing families or those seeking more room to relax and entertain. Step inside and you'll find a welcoming entrance hall leading to a bright and spacious lounge. The stylish kitchen diner is fitted with modern units and offers ample space for dining, that flows beautifully into a modern conservatory — a great space for relaxing or entertaining. While the utility room and ground floor WC add valuable convenience. Upstairs, you'll find four well-proportioned bedrooms, ideal for families or those working from home, along with a well-appointed family bathroom and the added bonus of a en-suite to the master bedroom. To the rear, a fully enclosed garden provides a safe and private outdoor space, while the garage and driveway offer secure off-road parking. Situated within easy reach of Newark, Mansfield, and major road links, Bilsthorpe is a well-connected village with a range of local amenities, schools, and countryside walks nearby. Viewings are a must to appreciate all this property has to offer, contact our office today to avoid missing out.



Step inside...

Entrance Hall

Accessed through a wooden glazed door to the front aspect with a glazed side panel having tiled flooring, under stairs storage cupboard, BT point, radiator, pendant light fitting and stairs off to the first floor landing.

Lounge *10' 5" x 13' 2" (3.17m x 4.01m)*

With uPVC Bay window to the front aspect and uPVC window to the side aspect, carpet flooring, two pendant light fittings, radiator and TV point.

Kitchen Diner *19' 5" x 8' 6" (5.91m x 2.59m)*

Fitted with a range of modern wall and base units having marble effect work surfaces over inset with a composite sink, drainer and mixer tap. Integrated appliances include fridge freezer, dishwasher, electric oven and hob with extractor hood over. Tiled flooring, uPVC window to the rear aspect, ceiling spotlights, radiator and French doors leading to the conservatory.

Utility Room *5' 0" x 7' 0" (1.52m x 2.13m)*

Fitted with a range of wall and base units matching with the kitchen cabinets and having space and plumbing for washing machine and tumble dryer. Combi boiler housing in wall cupboard, uPVC obscure glazed door leading to the rear garden, tiled flooring, and ceiling spotlights.

WC *5' 9" x 3' 6" (1.75m x 1.07m)*

Fitted with a low flush WC and wall mounted hand wash basin. Obscure uPVC window to the side aspect, vinyl flooring, chrome heated towel rail and ceiling spotlights.

Conservatory *10' 0" x 13' 6" (3.05m x 4.11m)*

With carpet flooring, wall light fittings, TV point and French doors leading to the rear garden.

First Floor Landing

With carpet flooring, loft access and pendant light fitting.

Bedroom One *13' 5" x 10' 9" (4.09m x 3.27m)*

With carpet flooring, two uPVC windows to the front aspect, built in shelving, pendant light fitting and radiator.

En-Suite

Fitted with a three piece suite comprising of shower enclosure with rainfall and handheld mixer shower heads, low flush WC and pedestal hand wash basin. Vinyl flooring, obscure uPVC window to the front aspect, chrome heated towel rail, ceiling spotlights and extractor fan.

Bedroom Two *8' 3" x 10' 11" (2.51m x 3.32m)*

With carpet flooring, built in wardrobes, uPVC window to the rear aspect, radiator, TV point and pendant light fitting.

Bedroom Three *8' 0" x 10' 4" (2.44m x 3.15m)*

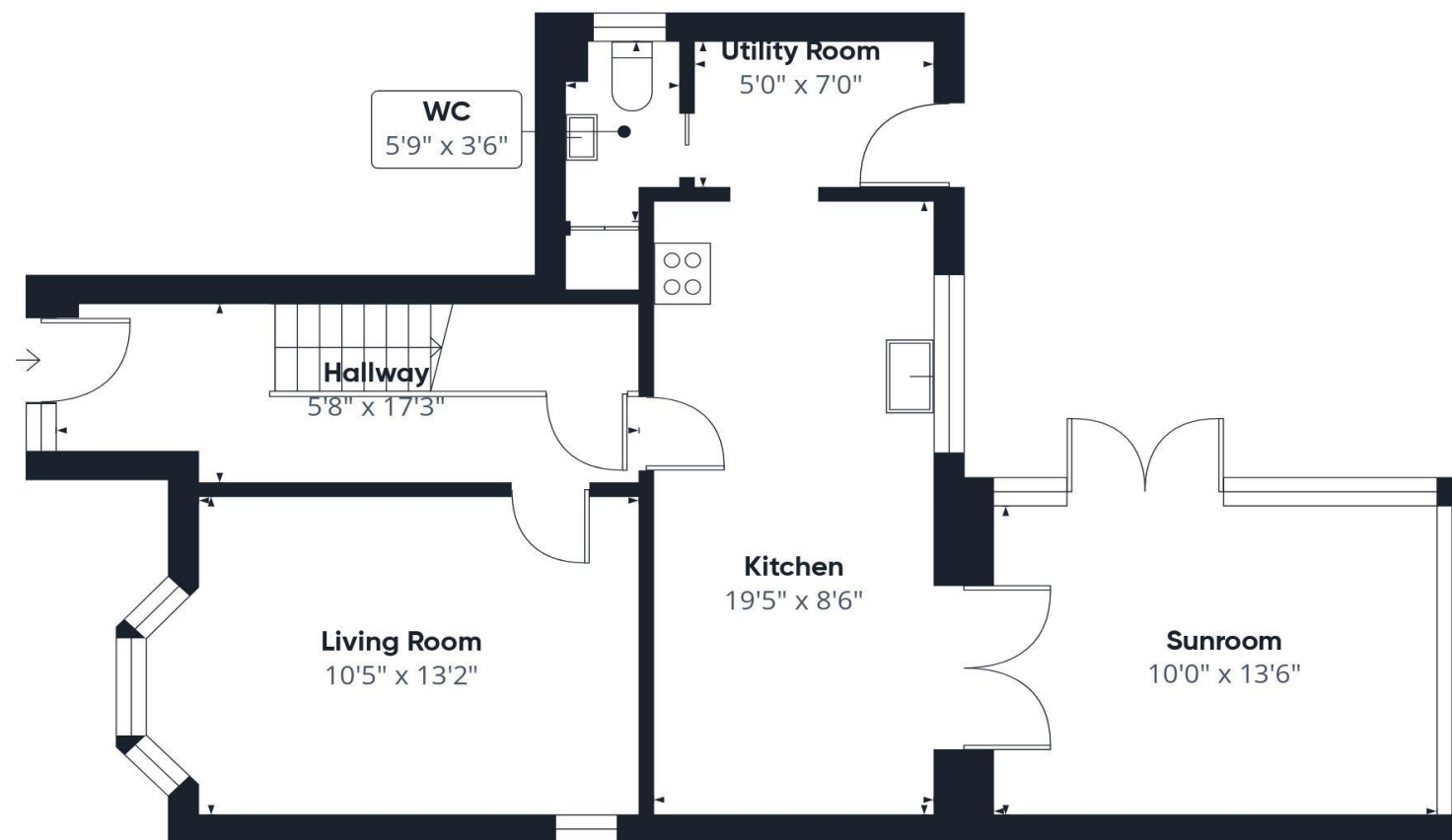
With carpet flooring, uPVC window to the rear aspect, radiator and pendant light fitting.

Bedroom Four *6' 6" x 7' 8" (1.98m x 2.34m)*

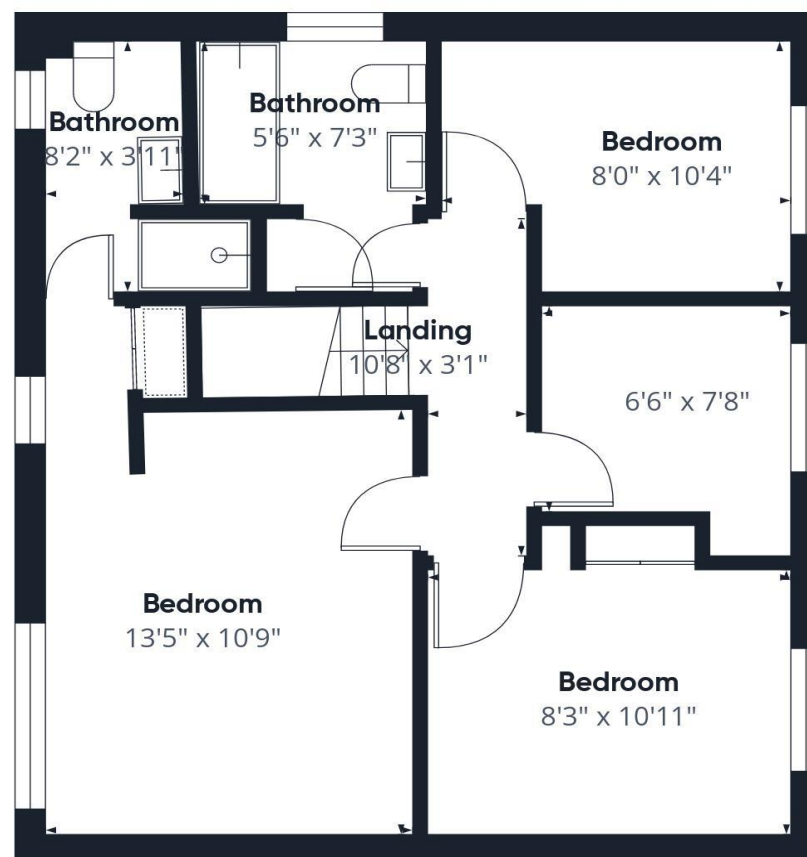
With carpet flooring, uPVC window to the rear aspect, radiator and pendant light fitting.

Family Bathroom *5' 6" x 7' 3" (1.68m x 2.21m)*

Fitted with a three piece suite comprising of bath, low flush WC and pedestal hand wash basin. Obscure uPVC window to the front aspect, part tiled walls, built in storage cupboard, vinyl flooring,



Floor 0



Floor 1

Approximate total area⁽¹⁾
1118 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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