

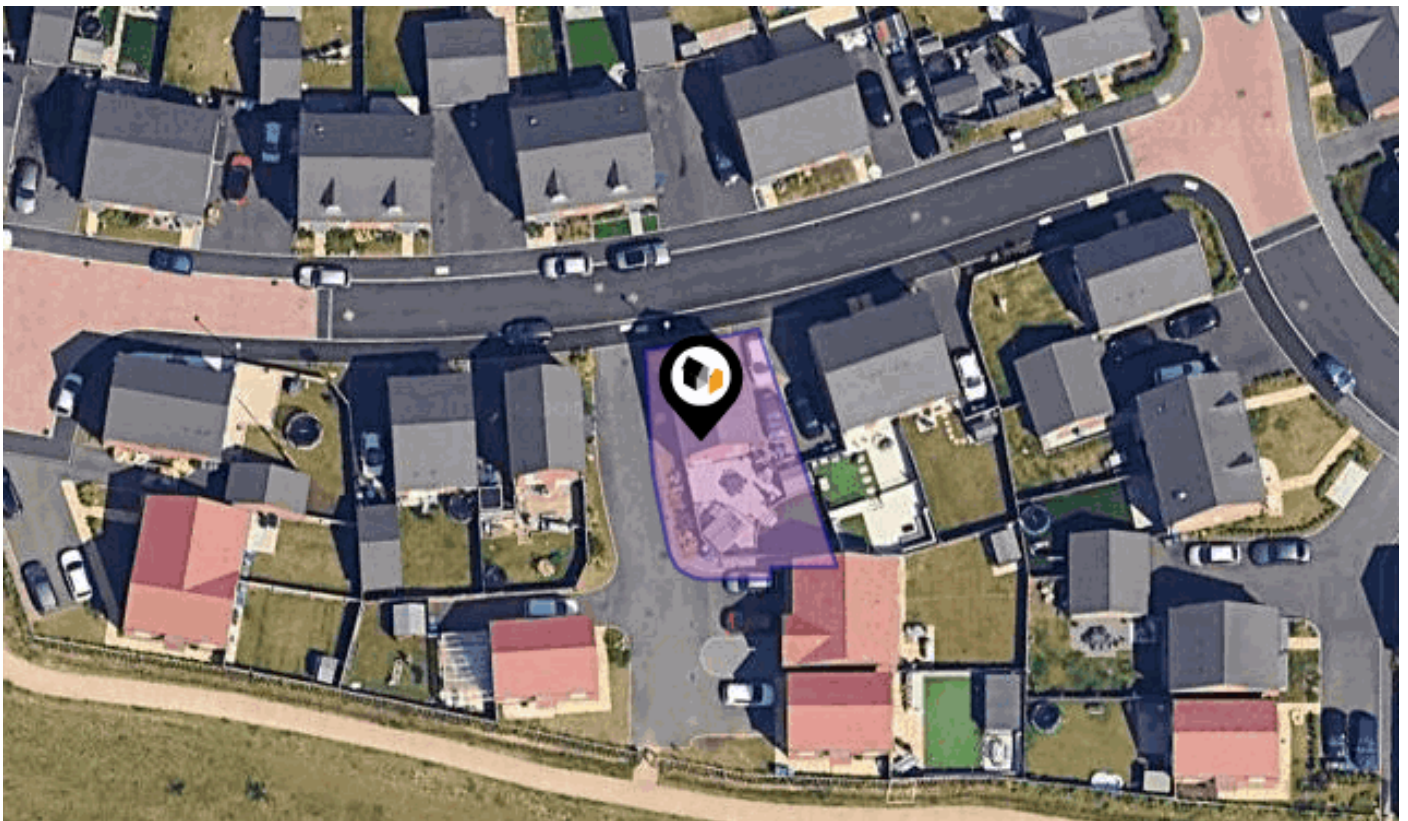


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Thursday 30th May 2024



LINSEED GROVE, MANSFIELD, NG18

Price Estimate : £265,000

Mansfield Sales and Lettings Ltd.

3 Carrion Place Berry Hill Mansfield NG18 6BE

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Property Overview



Property

Type:	Detached	Last Sold £/ft²:	£266
Bedrooms:	3	Price Estimate:	£265,000
Floor Area:	871 ft ² / 81 m ²	Tenure:	Freehold
Plot Area:	0.06 acres		
Year Built :	2021		
Council Tax :	Band D		
Annual Estimate:	£2,386		
Title Number:	NT567842		
UPRN:	10091487219		

Local Area

Local Authority:	Nottinghamshire
Conservation Area:	No
Flood Risk:	
● Rivers & Seas	No Risk
● Surface Water	Very Low

Satellite/Fibre TV Availability:



Property EPC - Certificate



NG18

Energy rating

B

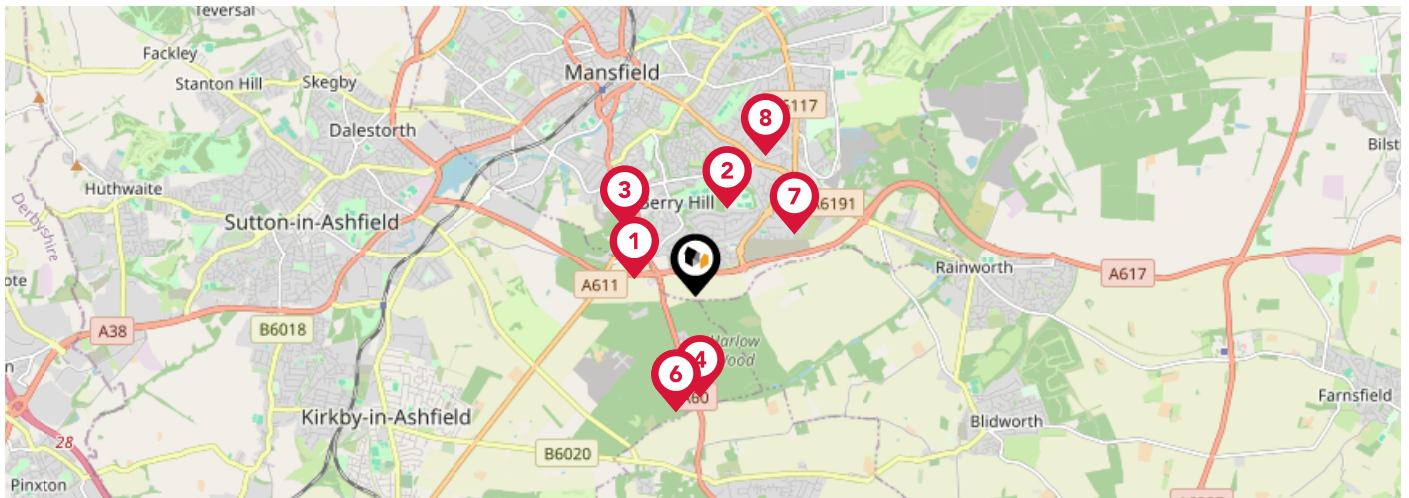
Valid until 26.07.2031

Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Additional EPC Data

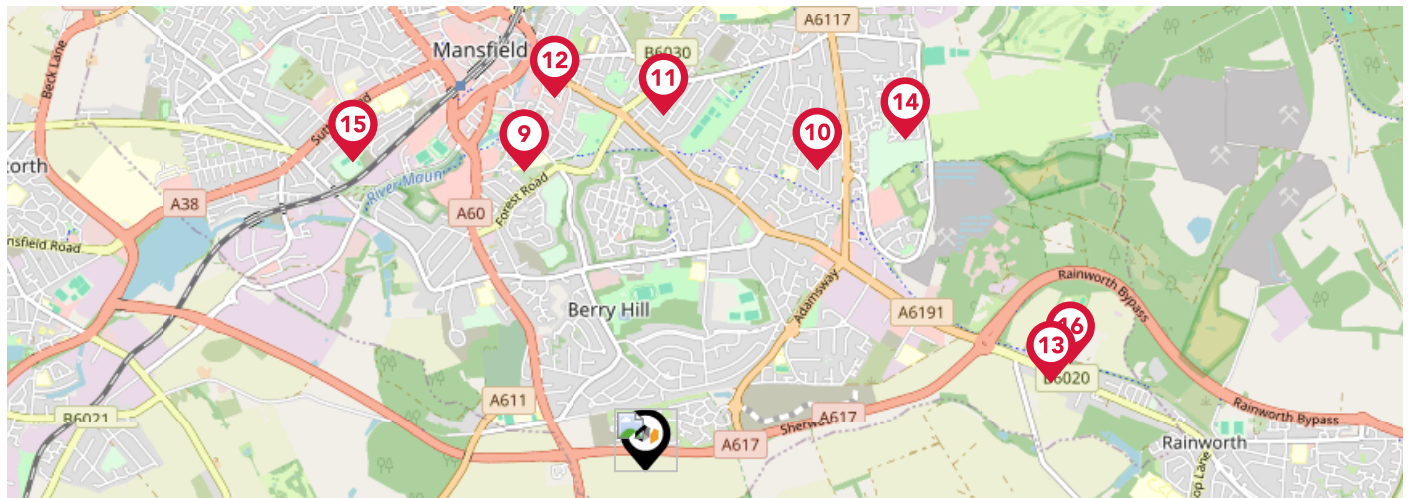
Property Type:	House
Build Form:	Detached
Transaction Type:	Marketed sale
Energy Tariff:	Standard tariff
Main Fuel:	Gas: mains gas
Flat Top Storey:	No
Top Storey:	0
Previous Extension:	0
Open Fireplace:	0
Walls:	Average thermal transmittance 0.25 W/m ² K
Walls Energy:	Very Good
Roof:	Average thermal transmittance 0.11 W/m ² K
Roof Energy:	Very Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Time and temperature zone control
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in all fixed outlets
Floors:	Average thermal transmittance 0.12 W/m ² K
Total Floor Area:	81 m ²

Area Schools



		Nursery	Primary	Secondary	College	Private
1	West Nottinghamshire College Ofsted Rating: Good Pupils:0 Distance:0.56	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Berry Hill Primary School Ofsted Rating: Good Pupils: 446 Distance:0.83	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	High Oakham Primary School Ofsted Rating: Good Pupils: 455 Distance:0.89	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Portland College Ofsted Rating: Good Pupils:0 Distance:0.9	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Fountaindale School Ofsted Rating: Inadequate Pupils:0 Distance:1.04	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Fountaindale School Ofsted Rating: Serious Weaknesses Pupils: 78 Distance:1.04	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	St Peter's CofE Primary Academy, Mansfield Ofsted Rating: Good Pupils: 256 Distance:1.05	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Wynndale Primary School Ofsted Rating: Good Pupils: 234 Distance:1.4	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Schools



		Nursery	Primary	Secondary	College	Private
	King Edward Primary School Ofsted Rating: Requires Improvement Pupils: 431 Distance: 1.44	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Patrick's Catholic Primary School, A Voluntary Academy Ofsted Rating: Good Pupils: 238 Distance: 1.54	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Asquith Primary School Ofsted Rating: Good Pupils: 336 Distance: 1.58	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Mansfield Primary Academy Ofsted Rating: Good Pupils: 221 Distance: 1.71	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Heathlands Primary School Ofsted Rating: Good Pupils: 152 Distance: 1.84	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Oak Tree Primary School Ofsted Rating: Inadequate Pupils: 235 Distance: 1.87	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Sutton Road Primary School Ofsted Rating: Good Pupils: 574 Distance: 1.89	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Dawn House School Ofsted Rating: Outstanding Pupils: 69 Distance: 1.94	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Market Sold in Street



27, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 24/06/2022	
Last Sold Price: £320,000	
18, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 24/02/2022	
Last Sold Price: £220,000	
29, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 28/01/2022	
Last Sold Price: £239,500	
31, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 17/12/2021	
Last Sold Price: £260,000	
33, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 26/11/2021	
Last Sold Price: £237,500	
20, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 26/11/2021	
Last Sold Price: £350,000	
16, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 26/11/2021	
Last Sold Price: £206,000	
14, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 29/10/2021	
Last Sold Price: £242,500	
12, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 29/10/2021	
Last Sold Price: £242,500	
10, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 29/10/2021	
Last Sold Price: £249,000	
8, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 29/10/2021	
Last Sold Price: £240,000	
6, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 29/10/2021	
Last Sold Price: £210,000	

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market Sold in Street



17, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 30/09/2021	
Last Sold Price: £232,500	
25, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 24/09/2021	
Last Sold Price: £222,000	
4, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 24/09/2021	
Last Sold Price: £205,000	
19, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 24/09/2021	
Last Sold Price: £265,000	
23, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 17/09/2021	
Last Sold Price: £202,000	
21, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 03/09/2021	
Last Sold Price: £300,000	
1, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 27/08/2021	
Last Sold Price: £300,000	
11, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 27/08/2021	
Last Sold Price: £232,500	
9, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 27/08/2021	
Last Sold Price: £292,000	
7, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 27/08/2021	
Last Sold Price: £232,500	
15, Linseed Grove, Mansfield, NG18 6AH	Detached House
Last Sold Date: 27/08/2021	
Last Sold Price: £230,000	
5, Linseed Grove, Mansfield, NG18 6AH	Semi-detached House
Last Sold Date: 06/08/2021	
Last Sold Price: £200,000	

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market Sold in Street



3, Linseed Grove, Mansfield, NG18 6AH		Semi-detached House
Last Sold Date:	06/08/2021	
Last Sold Price:	£200,000	

2, Linseed Grove, Mansfield, NG18 6AH		Semi-detached House
Last Sold Date:	26/07/2019	
Last Sold Price:	£200,000	

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.



Mansfield Sales and Lettings Ltd.

Mansfield sales and lettings was established in 2023, after Rich had been working in the financial service industry, Rich was helping solicitors mortgage advisors etc put together sales and purchases of residential properties for buyers and sellers it was a natural progression to take a leap of faith and set up a estate agent's, Rich has a passion for customer service and looking at customer needs Mansfield sales and lettings open hours are a simple example of this they are open 10-8 Monday to Saturday. We have established links to local solicitors mortgage advisors and insurance advisors to help you step by step. We also have Shaun (Development director) who deals with Property Development and Jayne (Operations coordinator) is a member of the British landlords association and has a number of her own properties she rents out, she has been managing lettings for over 25 years.



Testimonial 1



Great place, friendly, knowledgeable, professional and go above and beyond.

Testimonial 2



Fantastic company, extremely professional and eager to help with any questions or enquiries I had! Definitely recommend!

Testimonial 3



Excellent service. Very friendly and knowledgeable and really put me at ease straight away. The communication was great and kept in touch with regular updates.. I would happily recommend to all my friends and family.



/104174165966493



/accounts/login



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They should not be relied upon as a statement or representation of fact and, although believed to be correct, are not guaranteed and form no part of an offer or contract. Any intending buyers must satisfy themselves as to their correctness.

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Mansfield Sales and Lettings Ltd.

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