

# House & Home

## Strong demand for a range of property styles and prices in and around the Mansfield area

Melissa Field of local independent estate agency Need2View Property Services trading from Albert Street in Mansfield commented that demand for property locally is high even taking into account the seasonal upturn expected at this time of year. The number of sales agreed at this time of year is the highest it has been since they opened with the most popular price range being £100,000 - £200,000. Properties priced either side of this bracket are also enjoying good levels of activity.

As they approach the second quarter end Need2View report to have had a bumper period exceeding all their expectations. This is despite the general election and continuing political uncertainty. It seems to be that irrespective of outside influences, it is very much business as usual for the Mansfield property market. They had wondered whether Brexit would have a detrimental effect however, confidence would appear to be high; as long as sellers have a realistic expectation and are prepared to be flexible in negotiations, then Need2View are agreeing sales. In fact, currently 50% of their overall stock level is sold and they are keen to replace this stock to satisfy demand. If therefore, you would like a market appraisal at no charge and without any obligation

then Melissa and the team at Need2View would be very pleased to hear from you. It is very important to get a local view on your property since the overall national trend is too vague and to consider media reporting commenting on a downturn in prices for example in London and the South East, really has little or no bearing on Mansfield and the surrounding area. Melissa is a member of the local business group Mansfield & Ashfield 2020 and from the meetings she attends believes there is a very positive vibe about local employment in the area. Whilst ever employment is strong and mortgage interest rates remain at their lowest levels for many years, there is continuing optimism for the remainder of the year.

If people are considering moving but would like to have a mortgage financial health check to determine their borrowing capability then this is something that can be arranged by Need2View. Clients can be given access to independent whole of market mortgage advise so again, if anyone would like to arrange an appointment, please get in touch with Melissa and the team. Need2View have regular contact with many local firms of solicitors whose conveyancing departments are also benefit-

ing from the upturn in business. Melissa reports that having a good relationship with local solicitors helps them to smooth the path during what can be a stressful and anxious time.

They offer the whole package; from pre-sale advice, property preparation and detailed market appraisal through to personalised customer service orientated sales marketing and post-sale progression updates. They focus on client communication throughout the whole sales process. Should you be looking to move home then Melissa at Need2View would love to hear from you. Contact her now on 01623 422000 or email mansfield@need2view.co.uk.



## In the Garden in August

It can be very dry and warm in August and it is important that you keep your bird baths topped up. It is also the month for thunder stores and one should not be fooled into thinking that because we have had a drop of rain all of your baskets and planted containers are watered! The problem is the foliage canopy is often so thick over the container rain water cannot get through; so continue to water daily and feed once a fortnight with a soluble plant food.

You can start feeding your lawn with an autumn lawn food, this has a high potassium content and will slow the growth down and also help protect the grass from frost damage in winter.

Feed your Rhubarb with tomato food to help build up a strong crown for cropping next year. You should have stopped harvesting the stems by now as the build-up of oxalic acid makes them very sour. Never eat Rhubarb leaves as these are very poisonous.

It's time to think about spring bulbs which will be arriving in the garden centres about now. You can also buy on line and via the good old fashioned catalogues, which I enjoy reading very much. I have used a

company called Parkers of Manchester who wholesale and retail bulbs. If you contact them they will post you out a catalogue. sales@jparkers.co.uk I have found them to be good value, good quality and very reliable.

Divide Germanic or bearded iris now and replant with a reduced fan of foliage so that the plants can get established before winter without been blown over.

Continue to dead head bedding plants and perennials to encourage more flowering.

Trim Lobelia in baskets and containers with a pair of Scissors if they have stopped flowering, they will look scruffy for a week or so but will then flower again.

Make sure your watering of tomato plants is consistent and you do not let them dry out at any stage. If you do the skin of the fruit will harden and split when you water them next.

Get the Dutch hoe out in the vegetable garden and around the rose beds to remove any weeds that are competing for nutrients and moisture.

Prune any shrubs that have finished flowering like Escallonia and Philadelphus to encourage new growth and better flowering

next year.

On a health and safety note, soak your charcoal in lighter fluid before you use it; never spray lighter fluid on to a lit BBQ. Enjoy your gardening  
Brian Reece Chartered Horticulturalist.

If you have any gardening questions that you can't quite get your head around, email btreece@ntlworld.com and Brian will answer your questions in the next issue of The Sherwood. Make sure you pick up next months copy to see if your question has been answered!

