



**192 Kilton Road, Worksop
S80 2DN**

Offers over £130,000

A beautifully presented two bedroom mid-terraced home located on the ever-popular Kilton Road in Worksop. This charming property has been tastefully redecorated throughout and benefits from a recently fitted boiler, generous internal layout, and a substantial rear garden. The interior feels fresh, bright and welcoming, with well-proportioned rooms and a thoughtful finish that blends modern touches with the character of its traditional build.

Set within a sought-after residential area, the home is ideally placed for everyday amenities including shops, schools and transport links, as well as being close to Worksop town centre. The rear garden offers excellent outdoor space, perfect for relaxing, entertaining or further landscaping, while the internal accommodation provides flexibility for various living arrangements. Offering modern finishes, appealing décor and a desirable location, it represents an excellent purchase opportunity for first-time buyers, investors or those looking to move closer to town and enjoy a well-presented property with genuine appeal.

- Mid Terrace House
- Two Generous Double Bedrooms
- Enclosed Rear Garden With Useful Outbuildings
- Spacious Lounge And Separate Dining Room
- Large First-Floor Bathroom
- On-street Parking
- Modern Fitted Kitchen
- Additional Attic/Roof Room

locating your ideal home



Ground Floor

Dining Room

Bright and stylish, the dining room offers ample space for a full dining suite. Finished with modern wood-effect flooring and crisp white walls, the room feels open and contemporary. A large front-facing window provides excellent natural light and makes this a superb space for hosting meals and family gatherings.

Lounge

A welcoming front reception room featuring soft, neutral décor and carpeted flooring, creating a warm and comfortable setting. A wall-mounted TV space and built-in media unit keep the area neat and functional, while glazed internal doors lead through to the dining room, allowing a natural flow between living spaces.

Kitchen

Finished with modern white cabinetry, contemporary metro-style tiling and contrasting worktops, the kitchen provides generous storage and preparation space. Integrated oven, generous work surfaces and space for appliances make this a highly practical and attractive cooking space. A window overlooking the garden allows views to the rear, and the kitchen leads through to a utility area.

Utility Room

A useful walk-through area providing additional storage and appliance space, perfect for shoes, coats or a second fridge/freezer. A door leads directly to the rear garden.

First Floor

Bedroom One

A stylish principal bedroom with fitted wardrobes, neutral décor, and a recessed media area. Two windows allow plenty of natural light, creating a spacious and airy feel. The built-in wardrobe storage maximises the room's practicality while maintaining a sleek finish.

Bedroom Two

A generous second double bedroom, also tastefully presented with modern tones and carpeted flooring. Excellent proportions and natural light make it ideal as a guest bedroom, office, or children's room.

Family Bathroom

A surprisingly large first-floor bathroom fitted with a full-size bath and shower over, pedestal wash basin and WC. Modern contrasting tiles along the bath area pair beautifully with the herringbone-style flooring. A frosted window offers privacy while maintaining light, and built-in storage cupboards add convenience.

Second Floor

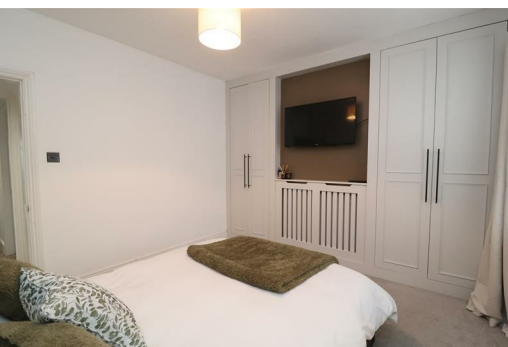
Attic Room

Situated on the upper floor, this versatile attic/roof room offers excellent storage or potential as a home office, hobby space or dressing room. With fitted wardrobes and shelving already in place, it's a superb bonus area to utilise.

Outside

Rear Elevation

A long enclosed rear garden, mainly laid to lawn with a central pathway, outbuildings and storage sheds. The size offers huge potential for landscaping, entertaining space or raised beds. Ideal for families, pets or anyone who loves outdoor space.



Tel: 01909 475111



Ground Floor

Approx. 46.4 sq. metres (499.3 sq. feet)



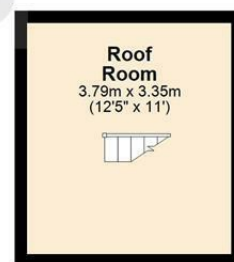
First Floor

Approx. 38.9 sq. metres (418.9 sq. feet)



Second Floor

Approx. 12.7 sq. metres (136.6 sq. feet)

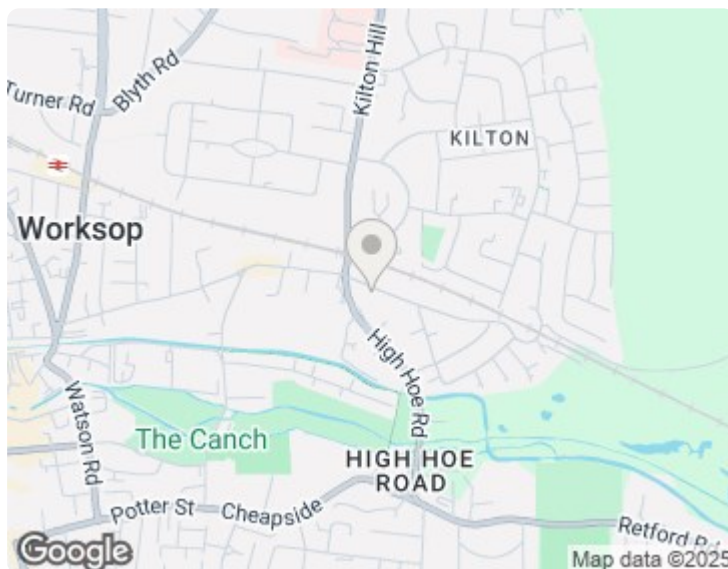


Total area: approx. 98.0 sq. metres (1054.8 sq. feet)

Whilst every effort has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission or mis-statement.
Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		



Important Notice: Prospective purchasers should note that these sales particulars have been prepared in good faith to give a fair overall view of the property and NOT as a statement of fact. Burrell's Estate Agents have not checked any services, appliances, equipment or facilities mentioned within these particulars and therefore cannot confirm them to be in working order. These sales particulars, including the description, photos and floorplans, are for guidance only and do not constitute part of an offer or contract.

You will be required to provide us with financial information in order to verify your position, before we can recommend your offer to the vendor. We will also require proof of identification in order to adhere to Money Laundering Regulations.

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