



## 15 NORTH WAYS TYLDEN ROAD WORKSOP, S80 3HL

**£225,000**  
**FREEHOLD**

This bungalow, situated on a spacious corner plot, features a front-facing composite entrance door leading into a generous hallway with access to the living room, kitchen, two double bedrooms, and a luxury four-piece bathroom suite. The living room boasts a UPVC double-glazed bay window and a wood-featured fireplace, while the modern kitchen is newly fitted with high-gloss units, a ceramic hob, and integrated appliances. The property includes a master bedroom with a rear-facing window, a second double bedroom, and a well-maintained wrap-around garden. Additionally, there is a detached garage with a workshop, offering parking for several vehicles.

**Kendra  
Jacob**

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# 15 NORTH WAYS TYLDEN

- FULLY RENOVATED SPACIOUS TWO BEDROOM DETACHED BUNGALOW
- SITUATED ON A LARGE PLOT IN A MUCH SOUGHT AFTER VILLAGE LOCATION
- NEW MODERN HIGH GLOSS KITCHEN
- WELL PROPORTIONED LIVING ROOM WITH FEATURED FIRE PLACE
- TWO DOUBLE BEDROOMS
- LUXURY FOUR PIECE BATHROOM SUITE
- CORNER PLOT WITH WRAP AROUND GARDEN
- DOUBLE GATES LEADING TO A PEBBLED DRIVEWAY
- DETACHED GARAGE AND WORKSHOP
- NO UPPER CHAIN



## ENTRANCE HALLWAY

The property features a front-facing composite entrance door that opens into a generously sized entrance hallway. The hallway includes a central heating radiator, downlighting in the ceiling, a loft access hatch, and laminated click flooring. Doors from the hallway lead to the living room, kitchen, two double bedrooms, and a four-piece family bathroom suite.

## LIVING ROOM

An attractive living room with a front-facing UPVC double-glazed bay window, coving to the ceiling, a central heating radiator, power points, and a TV point. The focal point of this room is a wood-featured fireplace with a tiled hearth and insert, complete with an electric fire that simulates a burning effect.

## KITCHEN

A newly fitted modern kitchen, featuring a range of high-gloss wall and base units with complementary work surfaces. The kitchen includes a stainless steel sink with a mixer tap, a fitted electric oven, a four-ring ceramic hob with an electric extractor fan above, and space for a freestanding fridge freezer concealed behind matching cupboard fronts. There is also space for an automatic washing machine. The kitchen has coving and downlighting on the ceiling, a central heating radiator, power points, two rear-facing UPVC windows, one side-facing UPVC window, and a rear-facing composite entrance door that leads out to the garden.

## MASTER BEDROOM

A spacious master bedroom with a rear-facing UPVC double-glazed window, a central heating radiator, power points, and a TV point.

## BEDROOM TWO

A second double bedroom with a front-facing UPVC double-glazed window, coving to the ceiling, a central heating radiator, and power points.

## BATHROOM

A luxurious four-piece suite in white, comprising a panelled bath with a shower mixer tap, a corner shower unit, a modern vanity hand wash basin, a low flush WC, mermaid-style splashback, downlighting on the ceiling, an electric extractor fan, laminated click flooring, and two side-facing obscure UPVC double-glazed windows.

## OUTSIDE

This bungalow is situated on a generously sized corner plot with a wrap-around garden, featuring pebble pathways. Double wooden gates provide access to the detached garage and workshop, with parking available for several vehicles.

## GARAGE & WORKSHOP

The detached garage wooden doors, power, lighting, a side entrance door, and a window. The workshop includes side-facing wooden doors and lighting.



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## ADDITIONAL INFORMATION

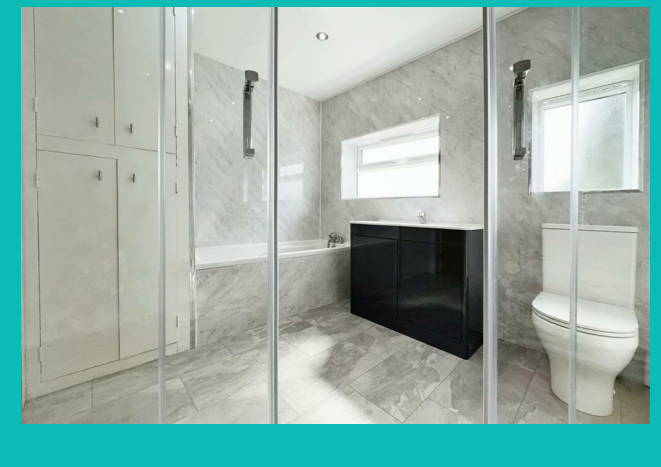
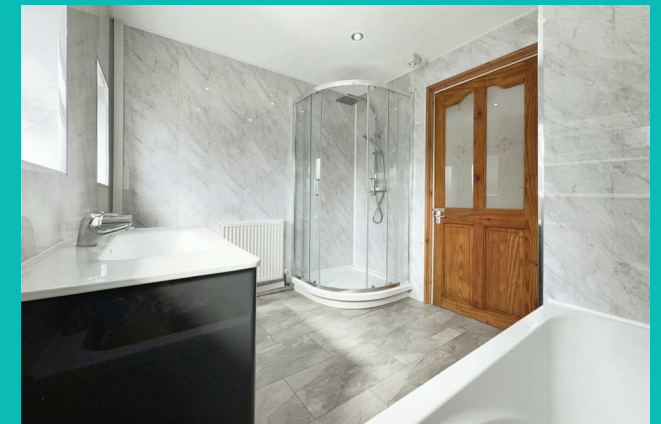
**Local Authority** – Bassetlaw

**Council Tax** – Band B

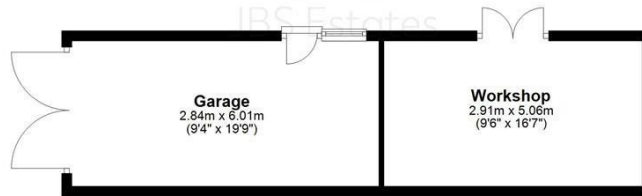
**Viewings** – By Appointment Only

**Floor Area** – 1131.10 sq ft

**Tenure** – Freehold



**Ground Floor**  
Approx. 105.1 sq. metres (1131.0 sq. feet)



Total area: approx. 105.1 sq. metres (1131.0 sq. feet)

Illustration for identification purposes only, measurements are approximate, not to scale. \_  
Plan produced using PlanUp.



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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