



21 GRANGE AVENUE WORKSOP, S81 8RP

£250,000
FREEHOLD

This well-maintained detached bungalow offers spacious and versatile accommodation throughout and is situated in the popular village location of Woodsetts. While the property is in need of some modernisation, it has clearly been cared for and presents an excellent opportunity for buyers looking to personalise their next home.

Internally, the bungalow features a welcoming entrance hallway, a generously sized living room, a large kitchen/diner, three well-proportioned bedrooms, and a modern four-piece family bathroom. There is also a practical entrance porch with access to the garage and a boarded loft offering additional storage potential.

Externally, the property enjoys well-tended gardens to the front and rear, a block-paved driveway providing off-road parking, and open views over farmland at the rear, offering a peaceful and private outdoor setting.

Ideally located within walking distance of local shops, the property is also well placed for commuters, with excellent road links to Worksop, Sheffield, Rotherham, and Doncaster.

This delightful bungalow is a rare find in such a sought-after location and offers fantastic potential for those wishing to create a long-term home.

**Kendra
Jacob**

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21 GRANGE AVENUE

- Well-maintained detached bungalow with spacious accommodation
- Situated in the sought-after village of Woodsetts
- Within walking distance to local shops and amenities
- Easy access to Worksop, Sheffield, Rotherham, and Doncaster
- Generous living room with feature fireplace
- Large kitchen/diner with solid wood units and space for appliances
- Three well-proportioned bedrooms with fitted storage
- Four piece family bathroom with walk-in shower
- Well-kept front and rear gardens with open views to farmland
- Driveway and garage providing ample off-road parking



ENTRANCE HALLWAY

A welcoming entrance hallway accessed via a front-facing uPVC double glazed door. Features include a cloaks cupboard and a door leading through to the generously sized living room.

LIVING ROOM

A spacious and attractive living room featuring a front-facing uPVC double glazed window and an additional obscure side-facing window, allowing for plenty of natural light. The room benefits from coving to the ceiling, two central heating radiators, and a striking focal point – a marble hearth and inset gas coal-effect fire. A door provides access back into the hallway.

INNER HALLWAY

Provides access to the three bedrooms, kitchen/diner and family bathroom. Includes a loft hatch with pull-down ladder giving access to a boarded loft space. Central heating radiator and laminate wood flooring.

OPEN PLAN KITCHEN DINER

A generously proportioned kitchen/diner, ideal for family living. The kitchen is fitted with a range of solid wood wall and base units with complementary work surfaces, incorporating a stainless steel sink with mixer tap. There is space for free-standing appliances including a gas cooker, fridge, and washing machine. The kitchen area is part-tiled to the walls with laminate wood flooring continuing into the dining area. A side-facing uPVC double glazed window offers natural light.

The dining area features a front-facing uPVC double

glazed window, dado rail, ceiling coving, central heating radiator and a side door leading into the entrance porch.

MASTER BEDROOM

A beautifully presented master bedroom with a rear-facing uPVC double glazed window, coving to the ceiling, dado rail, central heating radiator and a full wall of fitted mirrored wardrobes offering extensive storage.

BEDROOM TWO

A spacious second double bedroom with a rear-facing uPVC double glazed window, coving to the ceiling, dado rail, central heating radiator and a large built-in cupboard with hanging space.

BEDROOM THREE

A well-proportioned third bedroom with a side-facing uPVC double glazed window, ceiling coving and central heating radiator.

BATHROOM SUITE

A fully tiled four-piece bathroom suite comprising a panelled bath, walk-in shower enclosure with mains-fed waterfall shower, pedestal wash basin, low flush WC, vinyl flooring, chrome heated towel rail, shaver point and an obscure side-facing uPVC double glazed window.

ENTRANCE PORCH

A practical entrance porch with both front and rear-facing uPVC double glazed doors, fully tiled walls, laminate wood flooring and internal access to the garage.

EXTERIOR

The property is set behind a low-maintenance walled

garden with a well-kept lawn and mature, well-stocked borders. Double wrought iron gates open onto a block-paved driveway providing ample off-road parking and access to the garage.

To the rear lies a beautifully maintained garden, mainly laid to lawn with well-stocked borders, paved patio seating areas perfect for outdoor entertaining, a brick-built shed, exterior lighting and an outside tap. The garden enjoys open views over adjacent farmland, providing a peaceful and private setting.

GARAGE

Featuring an up-and-over door, rear uPVC double glazed window, power and lighting.

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ADDITIONAL INFORMATION

Local Authority – Rotherham

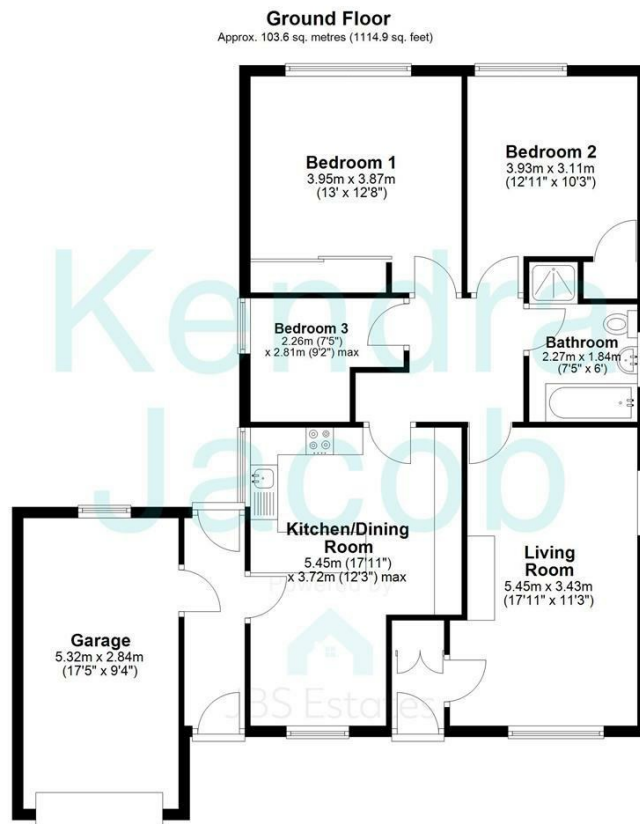
Council Tax – Band C

Viewings – By Appointment Only

Floor Area – 1114.90 sq ft

Tenure – Freehold





Total area: approx. 103.6 sq. metres (1114.9 sq. feet)

The floorplans provided are for illustrative purposes only and may not represent the exact scale, dimensions, or specifications of the property. Measurements are approximate and should not be relied upon for any legal or financial decisions. It is the responsibility of the buyer, tenant, or their representatives to verify the accuracy of the details provided herein. For exact measurements, professional advice, or any other clarifications, please consult a licensed surveyor or property expert.

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	68	78
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	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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