

MELLOR & BEER

ESTATE AGENTS

51 Bridge Street, Worksop, Notts. S80 1DA

2 The Oval, Worksop



- Super Three Bedroom Family Home
- Well Fitted and Decorated Throughout
- Sought After Location Close To Primary School
- Enclosed South Westerly Facing Private Rear Garden
- Full Width Block Paved Drive

Early viewing is fully encouraged to fully appreciate all of the qualities of this superb traditionally styled three bedroom semidetached family home which is located in a very popular residential location close to local amenities including Bassetlaw hospital, Worksop train station and just a short stroll away from St Edmund Hillary primary school. The property is presented to an excellent standard throughout with UPVC double glazing and gas central heating. There is a well fitted family kitchen including appliances, a family bathroom with over bath shower and conservatory to the rear overlooking the rear garden which offers an excellent level of privacy.

£205,000

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In More Detail.

Entrance Hall

With an UPVC double glazed entrance door, feature radiator, fitted cupboard.

Lounge 14'9" x 12'

Maximum measurements taken into the attractive deep bay window and with a feature fireplace with a heavy timber mantle, raised hearth and inset electric fire. Coved ceiling and central heating radiator.



Kitchen 17'10" x 8'1"

Includes a comprehensive range of fitted units in a duck egg blue finish with base, drawer and high-level cupboards with contrasting fitted work surfaces with inset one and a half bowl ceramic sink unit. Built in twin ovens, 5 ring gas hob, extractor fan set in canopy and with fitted splashback. There is a feature fireplace with inset wood burning stove and ceramic tiled floor.



Conservatory 14' x 10'7"

Located to the rear of the property and overlooking the attractive rear garden. The conservatory is constructed with a brick base and UPVC double glazed units and double doors which lead to the garden and patio. Fitted feature radiator.



On The First Floor

Family Bathroom

With a fitted suite which includes double-glazed hand basin and panelled bath with over bath mixed shower with a deluge style head. Fitted towel rail/central heating radiator.



Bedroom One 12'1" x 11'10"

With built in fitted wardrobes, central heating radiator.



Bedroom Two 11'3" x 9'8"

Central heating radiator.



Bedroom Three 8'1" x 7'10"

Central heating radiator.



Outside

To the front of the property is a full width block paved driveway with side pedestrian access gate and continuation to the block paving in a pathway to the side.

The rear garden offers a good-sized space for a family and has a south westerly setting. There is an extensive lawn and well-established borders. Timber garden shed, outside tap.

Note

The loft has been boarded.



Tenure

We understand the property is Leasehold with a term of 999 years starting from 1st January 1978, we believe the ground rent to be £20 per year.

We have not tested any apparatus, equipment, fittings or services and so cannot verify that they are in working order. The potential buyer is advised to obtain verification from their solicitor, surveyor or professional advisors.

These particulars, whilst believed to be accurate are set out as a general guideline and do not represent any part of an offer or contract. Intending purchasers should not rely upon them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation in respect of the property.