



**Dunstan Crescent, Worksop S80 1AE**

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**Dunstan Crescent, Worksop**

A three bedroom semi detached home in a sought after area of Worksop, offering spacious accommodation with excellent scope for modernisation.



## Auctioneer's Comments

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## Dunstan Crescent, Worksop

### Entrance Hall

Entered via a front facing entrance door into the hallway featuring a side facing double glazed window, central heating radiator and staircase rising to the first floor.

### Lounge

A spacious open plan living area with a front facing double glazed window, coving to the ceiling, a central heating radiator and feature fireplace with surround.

### Dining Room

Positioned to the rear of the property and open to the lounge, featuring coving to the ceiling, a central heating radiator and double doors leading through to the conservatory.

### Conservatory

A bright and versatile additional living space with windows to the side and rear elevations and doors opening directly onto the rear garden.

### Kitchen

Fitted with a range of wall and base units with work surfaces over, incorporating a stainless steel sink and drainer and splashback tiling. There are two spaces for under counter appliances with plumbing for a washing machine, space for a freestanding cooker, a rear facing double glazed window and a central heating radiator. The kitchen also benefits from a built in storage cupboard, access to a pantry room with shelving, and a side facing door leading to the outbuilding area, providing access to the cloakroom, additional storage and the garage.

### Cloakroom

Fitted with a WC and wash hand basin.

### Storage Cupboard

A useful additional storage space.

### Landing

Providing access to all first floor rooms and featuring a further built in storage cupboard.

### Bedroom One

A generous double bedroom with a front facing double glazed window and built in cupboards perfect for additional storage.

### Bedroom Two

A double bedroom with a rear facing double glazed window, central heating radiator, built in cupboard and a vanity wash hand basin.

### Bedroom Three

Featuring a front facing double glazed window,

central heating radiator.

### Bathroom

Fitted with a three piece suite comprising a bath, WC, wash hand basin, complemented by part tiled walls and a rear facing double glazed window.

### Exterior

To the front of the property is a paved driveway providing off street parking, alongside a lawned area and access to the garage.

An enclosed rear garden, mainly laid to lawn and complemented by mature shrubs and trees, offering a private and established outdoor space.

### Garage

Fitted with an electric roller door and housing the solar battery.



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## Dunstan Crescent, Worksop

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- Three bedroom semi detached home
- Popular and well established residential area

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: C

guide price

**£200,000**



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