

PINEWOOD



Welbeck Street, Creswell, Worksop, Notts S80 4AZ

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Offers In The Region Of £85,000



LOOKING FOR YOUR NEXT PROJECT... then look no further than this **TWO** bedroom mid-terrace house located on Welbeck Street in the village of Creswell, Worksop. Offered with **NO CHAIN**, the property is in need of modernisation, however this presents an exciting opportunity for those with a keen eye for design and renovation. Imagine the possibilities of transforming this hidden gem into a modern and stylish home tailored to your tastes. Situated in a desirable location, this house is ideal for investors looking to add value to their property portfolio. With some TLC, this house has the potential to become a great investment opportunity.

Upon entering, you are greeted by a cosy lounge, which leads through into a dining room, perfect for relaxing or entertaining guests. To the rear is galley style kitchen with space for a freestanding gas oven, fridge freezer and washing machine. Located off the kitchen is a downstairs shower room featuring a corner shower cubicle with chrome mixer shower, W.C and pedestal sink. The first floor provides two generous double bedrooms.

Outside the property has a parking space to the rear for one car along with a large shed/workshop. Beyond this area is a fully enclosed lawned garden just waiting for some green fingered TLC.

Contact **PINEWOOD PROPERTIES** today to arrange a viewing and unlock the potential of this charming mid-terrace house on Welbeck Street.

- **TWO BEDROOM MID TERRACE**
- **IDEAL FOR FIRST TIME BUYERS & INVESTORS**
- **REAR GARDEN WITH LARGE SHED**
- **UPVC DOUBLE GLAZING, GAS CENTRAL HEATING**
- **POPULAR RESIDENTIAL LOCATION-CLOSE TO LOCAL AMENITIES & SCHOOLS**
- **PARKING TO THE REAR FOR ONE CAR**
- **TWO DOUBLE BEDROOMS**
- **FREEHOLD**
- **IN NEED OF MODERNISATION**
- **COUNCIL TAX BAND-A**

LOUNGE

14'11" x 11'9" (4.55 x 3.60)

Entering through a uPVC front door into the lounge with tiled hearth and storage cupboard. With papered decor, carpet, central heating radiator and uPVC double glazed window.

DINING ROOM

9'11" x 11'9" (3.04 x 3.60)

Entering through an archway from the lounge and housing the staircase to the first floor. With papered decor, carpet and central heating radiator .

KITCHEN

11'1" x 6'3" (3.38 x 1.92)

A rear facing galley style kitchen with some wall and base units with space for a freestanding gas cooker and space for a washing machine and fridge freezer. With papered and tiled decor, lino flooring, a central heating radiator and a uPVC double glazed window. There is a uPVC door leading out to the rear of the property.

BATHROOM (Ground floor)

8'0" x 4'7" (2.45 x 1.40)

A ground floor shower room comprising of a corner shower cubicle with chrome mixer shower, pedestal sink and W.C. With papered decor, lino flooring, a central heating radiator and a uPVC double glazing with frosted glass.

BEDROOM ONE

14'11" x 11'9" (4.55 x 3.60)

A large front facing double bedroom with papered decor, carpet, central heating radiator and uPVC double glazed window.

BEDROOM TWO

9'11" x 8'10" (3.04 x 2.70)

A rear facing double bedroom with papered decor (some paper has been removed), carpet, central heating radiator and uPVC double glazed window. There is a built in store cupboard which houses the combi boiler.

OUTSIDE

To the front is a small gravel area and path leading to the front door.

To the rear is a hard standing area with parking for one car. There is the benefit of a large shed. Beyond this is a fully enclosed garden currently laid to lawn.

GENERAL INFORMATION

Tenure: FREEHOLD

Council Tax Band-A

Gas Central Heating

uPVC Double Glazing

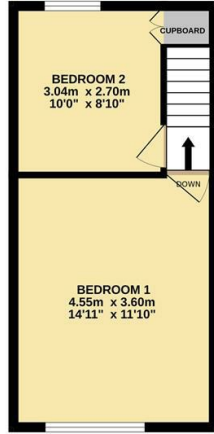
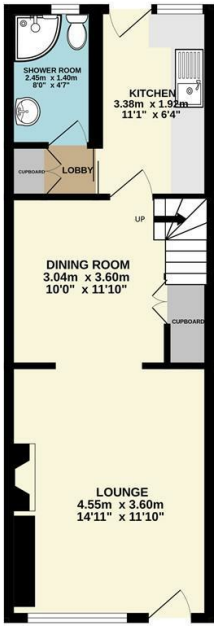
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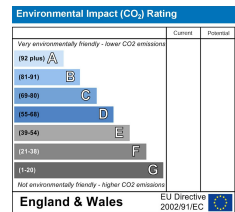
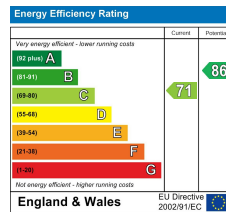
GROUND FLOOR
38.4 sq.m. (413 sq.ft.) approx.

1ST FLOOR
27.3 sq.m. (294 sq.ft.) approx.



TOTAL FLOOR AREA - 65.6 sq.m. (707 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee, as to their operability or efficiency, can be given.
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DISCLAIMER

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FIXTURES AND FITTINGS may be mentioned in the advertisement but all these may not be included in the sale and are to be agreed with the seller.

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