



8 GATEFORD RISE WORKSOP, S81 7DU

£175,000
FREEHOLD

GUIDE PRICE £175,000-£185,000

An immaculate and beautifully presented extended three-bedroom semi-detached home, thoughtfully improved by the current owners to create a stylish and move-in-ready property. Recent enhancements include newly fitted internal and external doors, a stunning feature log burner with solid oak beam to the lounge, newly laid porcelain patio, and secure composite gates. The home offers modern living throughout while retaining warmth and character, making it ideal for families or buyers seeking a property ready to enjoy from day one. In brief, this beautifully presented home offers a welcoming entrance hall, a cosy yet spacious lounge, an extended kitchen and dining area ideal for modern family living, and an additional versatile reception room to the ground floor. The first floor hosts three well proportioned bedrooms and a contemporary three-piece family bathroom suite. Externally, the property boasts an extensive lawned garden with a porcelain patio and gravelled areas, creating an ideal space for outdoor entertaining and access to the detached garage.

**Kendra
Jacob**

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8 GATEFORD RISE

• ****GUIDE PRICE £175,000-£185,000**** • EXTENDED
SEMI-DETACHED • THREE BEDROOMS • THREE
RECEPTION ROOMS • EXTENSIVE REAR GARDEN WITH
NEWLY LAID PORCELAIN PATIO & COMPOSITE SECURED
GATED ACCESS • DETACHED GARAGE • NEWLY FITTED
INTERNAL & EXTERNAL DOORS • LOG BURNER AND
SOLID OAK BEAM FITTED TO THE LIVING ROOM • IDEAL
FOR FIRST TIME BUYERS



ENTRANCE HALL

A welcoming entrance hall featuring a front-facing composite door, stylish tiled flooring, a central heating radiator, and stairs rising to the first-floor accommodation.

LIVING ROOM

A well-proportioned living room with a front-facing double-glazed window allowing plenty of natural light. The room benefits from built-in storage cupboards with shelving and an impressive log burner set beneath a solid oak beam with a tiled hearth. Additional features include a central heating radiator and useful under-stairs storage.

EXTENDED KITCHEN/DINER

A spacious extended kitchen/diner fitted with a range of wall and base units and complementary work surfaces incorporating a stainless steel sink and drainer. There is plumbing for a washing machine and dishwasher, space for an electric oven with a stainless steel cooker hood above, and laminate flooring throughout. The room enjoys a rear-facing double-glazed window and composite door, a breakfast bar area, ample space for a good-sized dining table, and a central heating radiator. Patio doors provide direct access into the conservatory.

CONSERVATORY

A bright and versatile conservatory with laminate flooring, power points, and a central heating radiator, making it suitable for year-round use. French doors open out onto the landscaped rear garden.

FIRST FLOOR-LANDING

The first-floor landing features a side-facing double-glazed window and provides access to the loft.

BEDROOM ONE

A generously sized double bedroom with a rear-facing double-glazed window overlooking the garden, central heating radiator, and power points.

BEDROOM TWO

A well-proportioned bedroom with a front-facing double-glazed window, central heating radiator, and power points.

BEDROOM THREE

A third bedroom with a rear-facing double-glazed window, central heating radiator, and power points.

BATHROOM

A fully tiled bathroom comprising a three-piece suite including a panel bath with shower over, wash hand vanity unit, and low-flush WC. Additional features include a built-in storage cupboard, chrome towel radiator, extractor fan, and a side-facing double-glazed obscure window.

DETACHED GARAGE

A generous size detached garage with an up-and-over door, side access door, power supply, and lighting.

EXTERNAL

Externally, the property boasts an extensive lawned garden with a porcelain patio and gravelled areas, creating an ideal space for outdoor entertaining. The garden is fully enclosed with fencing and benefits from secure composite gated access. To the front, there is a gravelled area and driveway offering potential for off-road parking.

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ADDITIONAL INFORMATION

Local Authority – Bassetlaw

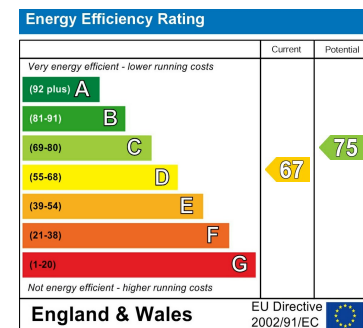
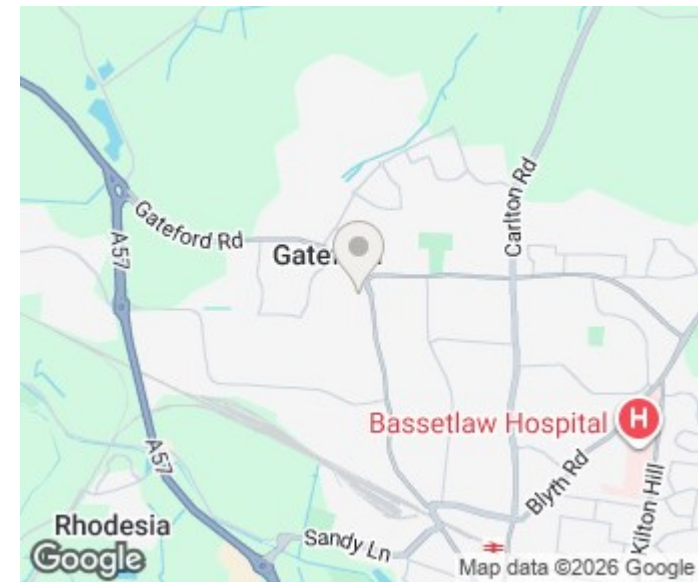
Council Tax – Band A

Viewings – By Appointment Only

Floor Area – 1060.20 sq ft

Tenure – Freehold





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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