





9 MEADOW ROAD

WORKSOP, S80 3QE

£280,000

GUIDE PRICE £280,000 - £300,000

An immaculate and beautifully presented four-bedroom detached family home, tucked away in the corner of a quiet cul-de-sac on the highly sought-after St Anne's development in Worksop. Ideally positioned close to Worksop's historic town centre, a range of shops, well-regarded schools, and everyday amenities, the property also offers excellent commuter links via the A1 and M1 motorway networks

This stylish and contemporary home has been thoughtfully maintained and upgraded by the current owners, offering spacious and versatile accommodation throughout. The ground floor comprises a welcoming entrance hall, downstairs cloakroom, attractive living room featuring a multi-fuel log-burning stove, and a superb open-plan kitchen diner fitted with quality units and integrated appliances, with direct access to the rear garden.

To the first floor, a spacious landing leads to four well-proportioned bedrooms, including an impressive principal bedroom with fitted wardrobes and feature panelling, together with a modern

Kendra Jacob

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• ***GUIDE PRICE £280,000 - £300,000*** • Immaculate four-bedroom detached family home • Tucked away in the corner of a quiet cul-de-sac • Sought-after St Anne's development in Worksop • Spacious and stylish accommodation throughout • Attractive lounge with multi-fuel log-burning stove • Contemporary open-plan kitchen diner with integrated appliances • Four well-proportioned bedrooms and modern family bathroom • Driveway, integral garage and electric vehicle charging point • Enclosed rear garden with patio seating area, ideal for entertaining





ENTRANCE HALLWAY

A stylish composite entrance door opens into a welcoming hallway, featuring elegant coving to the ceiling, a contemporary herringbone-effect vinyl floor, a central heating radiator, and access to the downstairs cloakroom, living room, and integral garage.

CLOAKROOM

Fitted with a low-flush WC and a wall-mounted wash hand basin with tiled splashback. Additional features include a central heating radiator, herringbone-effect vinyl flooring, and an obscure circular UPVC double-glazed window.

LIVING ROOM

A beautifully presented and tastefully decorated reception room, enjoying a front-facing UPVC double-glazed window, decorative coving, and a central heating radiator. Oak doors lead to the staircase and kitchen diner. The standout feature is the charming multi-fuel log-burning stove, set upon a natural stone hearth with an attractive oak mantel, creating a warm and inviting focal point.

KITCHEN DINER

The heart of the home, this impressive open-plan kitchen diner is fitted with a quality range of contemporary wall and base units complemented by stylish work surfaces. Features include a sink unit with mixer tap, freestanding range-style cooker with extractor canopy above, integrated fridge freezer and dishwasher, partial wall tiling, downlights, and a central heating radiator. A useful understairs storage cupboard provides additional practicality.

A rear-facing UPVC double-glazed window overlooks the garden, whilst a side-facing UPVC double-glazed door provides direct access outside. Tiled flooring flows seamlessly through to the dining area

The dining area offers an excellent space for entertaining and family dining, benefiting from rear-facing UPVC double-glazed windows and French doors opening onto the garden, a central heating radiator, and contemporary ceiling downlights.

FIRST FLOOR LANDING

A spacious and airy landing with a side-facing obscure UPVC double-glazed window and loft access. The loft is partially boarded and benefits from power and lighting. Oak internal doors lead to four well-proportioned bedrooms and the family bathroom.

MASTER BEDROOM

A delightful principal bedroom featuring a front-facing UPVC double-glazed window, decorative coving, ceiling downlights, and a central heating radiator. Attractive feature wall panelling adds character, whilst two double fitted wardrobes provide excellent storage.

BEDROOM TWO

A generously sized double bedroom with a rear-facing UPVC double-glazed window, coving to the ceiling, central heating radiator, and ceiling downlights.

BEDROOM THREE

A beautifully presented third double bedroom enjoying a front-facing UPVC double-glazed window, decorative coving, central heating radiator, and ceiling downlights.

BEDROOM FOUR

A versatile fourth bedroom, currently utilised as a home office, with a rear-facing UPVC double-glazed window, central heating radiator, and ceiling downlights.

FAMILY BATHROOM

Appointed with a modern white three-piece suite comprising a panelled bath with shower mixer tap, pedestal wash hand basin, and low-flush WC. The room is fully tiled to both walls and floor and benefits from a central heating radiator, airing cupboard with shelving, and a rear-facing obscure UPVC double-glazed window.

EXTERIOR

To the front, the property enjoys an attractive open-plan garden, predominantly laid to lawn, alongside a driveway providing off-road parking and access to the integral garage. An electric vehicle charging point is also installed, with gated side access leading to the rear garden.

The enclosed rear garden has been beautifully maintained and is predominantly laid to lawn with established flower and shrub borders. A paved patio provides an ideal space for outdoor dining and entertaining, complemented by a garden shed, Wendy house, external lighting, and an outside water supply.

INTEGRAL GARAGE

The integral garage offers excellent storage and workspace facilities, with fitted work surfaces, plumbing for an automatic washing machine, and space for additional freestanding appliances. Further benefits include power, lighting, and an up-and-over garage door.

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ADDITIONAL INFORMATION

Local Authority – Bassetlaw

Council Tax – Band D

Viewings – By Appointment Only

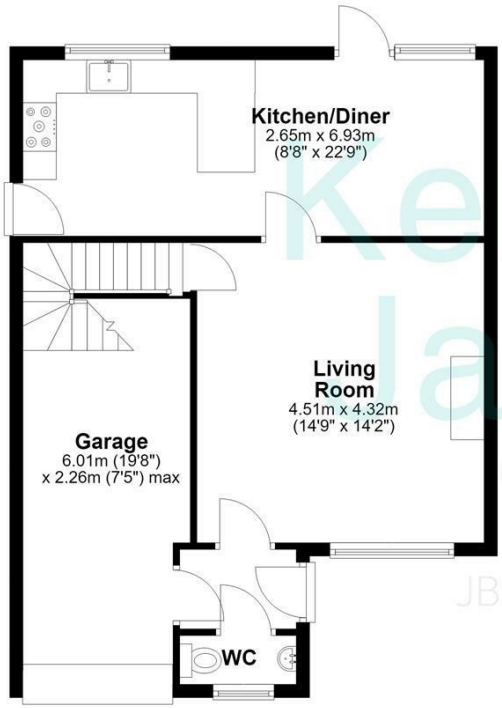
Floor Area – 1172.40 sq ft

Tenure –

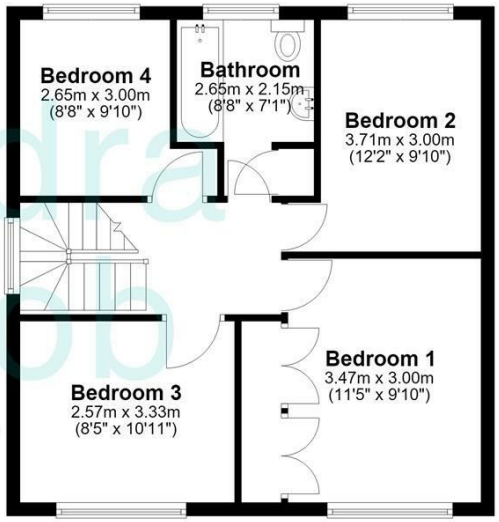




Ground Floor
Approx. 57.7 sq. metres (621.0 sq. feet)

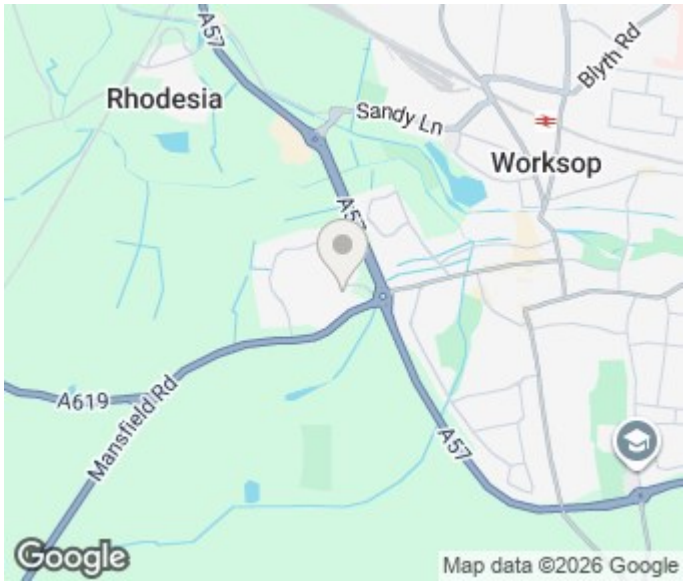


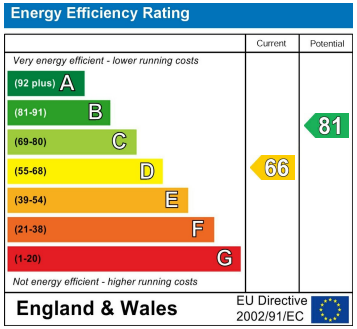
First Floor
Approx. 51.2 sq. metres (551.4 sq. feet)



Total area: approx. 108.9 sq. metres (1172.4 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.





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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