



5 Cross Field Drive | Woodsetts | Worksop | S81 8SP

Guide Price £350,000 to £375,000

Bell & Co Estates are delighted to present this impressive four-bedroom detached family home, perfectly positioned in a highly sought-after residential area. Offering over 1,400 sq. ft. of beautifully presented living accommodation, this property has been thoughtfully designed for modern family living. Step inside via the welcoming entrance hall, which leads into a bright and spacious lounge diner featuring a stylish media wall with electric fire — the perfect spot to relax or entertain guests. The heart of the home is the contemporary kitchen, fitted with modern units, integrated appliances, and a rear access door. A convenient downstairs WC and understairs storage cupboard add further practicality. To the rear, the spacious conservatory provides a versatile extra living area — ideal as a playroom, home office, or snug — with French doors opening onto the garden, creating a seamless indoor-outdoor connection. The ground floor also features an integral garage, ideal for secure parking or extra storage. Upstairs, there are four well-proportioned bedrooms. The master bedroom boasts a recently renovated en-suite shower room finished to a high standard. Bedroom two includes fitted wardrobes, while bedroom three is currently arranged as a dressing room with full fitted wardrobes. Bedroom four has been thoughtfully designed as a home office with built-in units and desk space. A stylish family bathroom with bath and separate shower completes the first floor. Externally, the property offers a driveway providing off-road parking leading to an integral garage, along with a small lawned area and side gate access to the rear. The enclosed rear garden is mainly laid to lawn with a patio area, providing the perfect setting for outdoor entertaining or a safe space for children to play. This fantastic home beautifully combines practicality, comfort, and style, making it ideal for growing families or those seeking extra space in a prime location close to local amenities, excellent schools, and transport links.



GROUND FLOOR
840 sq.ft. (78.1 sq.m.) approx.

1ST FLOOR
620 sq.ft. (57.6 sq.m.) approx.



TOTAL FLOOR AREA : 1460 sq.ft. (135.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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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5 Cross Field Drive Woodsetts WORKSOP S81 8SP		Energy rating D
Valid until 9 October 2035	Certificate number 3590-5502-0222-8598-3053	

Property type	Detached house
Total floor area	102 square metres

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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 are advised to recheck the measurements