



17 FOX STREET WORKSOP, S80 4FA

£200,000
FREEHOLD

**** GUIDE PRICE £200,000 - £210,000 ****

This modern three-bedroom detached family home is situated on a desirable contemporary development in the much-sought-after village of Creswell, ideally positioned for easy access to Clowne, Chesterfield, Mansfield and Worksop. The property offers stylish, well-presented accommodation throughout, including a spacious living room, contemporary kitchen-diner with French doors to the garden, ground-floor WC, three double bedrooms, a master en-suite, and a modern family bathroom. Outside, there is an open-plan front garden, driveway parking for two vehicles, a garage, and a generous enclosed rear garden with patio seating area—making it an ideal home for families and professionals alike.

**Kendra
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17 FOX STREET

- **** GUIDE PRICE £200,000 - £210,000 ****
- Modern three-bedroom detached family home
- Located in the highly sought-after village of Creswell
- Set on a small and contemporary residential development
- Convenient for Clowne, Chesterfield, Mansfield and Worksop
- Spacious living room and stylish kitchen-diner with French doors
- Ground-floor WC plus modern family bathroom
- Three double bedrooms, including a master with en-suite
- Driveway parking for two vehicles and a single garage
- Generous enclosed rear garden with patio seating area



ENTRANCE HALLWAY

A contemporary composite front door opens into a welcoming entrance hallway featuring a side-facing UPVC double-glazed window, central heating radiator, and chic herringbone-effect vinyl flooring. A staircase rises to the first-floor landing, and a door leads through to the spacious living room.

LIVING ROOM

A beautifully presented and tastefully decorated living space, boasting a front-facing UPVC double-glazed window, central heating radiator, useful under-stairs storage cupboard, and access through to the kitchen-diner.

KITCHEN DINER

This stylish kitchen features a range of high-gloss wall and base units with complementary work surfaces, incorporating a stainless steel sink with mixer tap, a fitted fan-assisted electric oven, a four-ring gas hob with electric extractor hood, and space for freestanding appliances including a fridge-freezer and washing machine. The walls are partly tiled, and a rear-facing UPVC double-glazed window provides plenty of natural light. Herringbone-effect vinyl flooring flows seamlessly into the dining area, which offers rear-facing UPVC double-glazed French doors opening onto the garden, a central heating radiator, and a door leading to the downstairs WC.

WC

Finished in white, the ground-floor cloakroom comprises a low flush WC, wall-mounted washbasin with tiled splashback, central heating radiator, herringbone flooring, and an electric extractor fan.

FIRST FLOOR LANDING

The landing features spindle balustrades, a central heating radiator, loft access, and doors leading to three double bedrooms and the family bathroom.

MASTER BEDROOM

An attractive, beautifully decorated master bedroom with a front-facing UPVC double-glazed window, central heating radiator, and access to the en-suite shower room.

EN-SUITE SHOWER ROOM

The en-suite includes a walk-in shower with a modern mains shower, pedestal washbasin, low flush WC, tiled splashbacks, central heating radiator, herringbone vinyl flooring, electric extractor fan, and a rear-facing obscure UPVC double-glazed window.

BEDROOM TWO

A generously sized double bedroom with a front-facing UPVC double-glazed window and central heating radiator.

BEDROOM THREE

A further double bedroom featuring a rear-facing UPVC double-glazed window and central heating radiator.

FAMILY BATHROOM

A contemporary three-piece suite in white comprising a panelled bath, pedestal washbasin, low flush WC, tiled splashbacks, central heating radiator, electric extractor fan, herringbone vinyl flooring, and a rear-facing obscure UPVC double-glazed window.

EXTERIOR

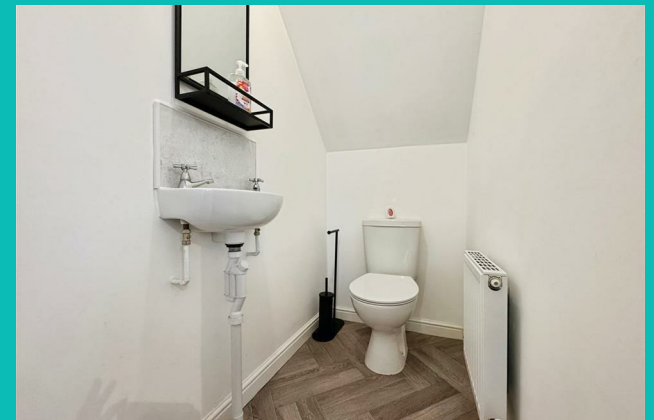
To the front of the property is an open-plan garden laid

mainly to lawn, along with a driveway providing off-road parking for two vehicles, which in turn leads to the garage. The enclosed rear garden is of a good size, predominantly laid to lawn with a paved patio seating area and an outside tap.

GARAGE

The garage features an up-and-over door, power and lighting, plus a convenient rear access door.

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ADDITIONAL INFORMATION

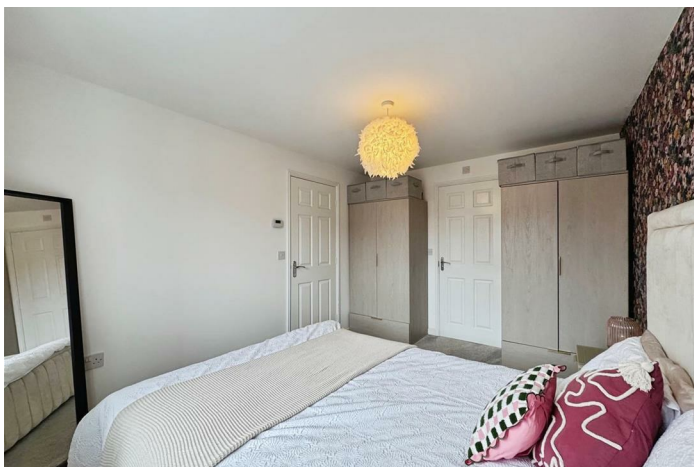
Local Authority – Bolsover

Council Tax – Band C

Viewings – By Appointment Only

Floor Area – 949.10 sq ft

Tenure – Freehold





Total area: approx. 88.2 sq. metres (949.1 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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		95
(81-91) B	82	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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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