



30 Stoney View, Creswell

£205,000 Freehold

Three bedroom semi-detached in Stoney View, Creswell. Modern kitchen, open plan living, family bathroom. Close to parks and amenities. Legal fees paid up to £1300 plus VAT.

Council Tax band: B

Tenure: Freehold

PINEWOOD PRESENT AN OPPORTUNITY WHERE YOU WILL LOVE WHERE YOU LIVE...

Located in the charming area of Stoney View, Creswell, Worksop, this delightful semi-detached house presents an excellent opportunity for families and first-time buyers alike. The property boasts three well-proportioned bedrooms, providing ample space for relaxation and personalisation. The inviting reception room serves as a perfect gathering space for family and friends, ensuring a warm and welcoming atmosphere.

The house features a practical bathroom, designed to cater to the needs of modern living. With its thoughtful layout, this home offers both comfort and functionality, making it an ideal choice for those seeking a peaceful retreat in a friendly neighbourhood. The stunning kitchen area features all modern appliances, a stainless steel sink and drainer, a gas hob, double oven and a dishwasher. With a contemporary design and the open plan layout it creates a lovely area to feed the family or entertain guests.

Creswell is known for its community spirit and convenient amenities, ensuring that residents have access to essential services and recreational activities. The surrounding area is rich in natural beauty, with parks and green spaces nearby, perfect for leisurely strolls or family outings.

This property is not just a house; it is a place where memories can be made and cherished. With its appealing features and prime location, it is sure to attract interest from those looking to settle in a welcoming community. Do not miss the chance to view this lovely home and envision your future in this delightful setting.

*Legal fees paid up to £1300 plus VAT for using our nominated solicitor Ison Harrison.





Kitchen

15' 11" x 17' 7" (4.85m x 5.36m)

A contemporary kitchen fitted with a mix of wood-effect and cream cabinetry topped with a clean, marbled work surface. The space is well-lit by a window over the sink, which looks out to the front. Integrated appliances include a gas hob set into the worktop and an oven built into the cabinetry. A tiled splashback in muted green tones adds a subtle colour accent.

Lounge

8' 6" x 17' 7" (2.60m x 5.36m)

A bright and welcoming reception room with a fitted plush carpet and large sliding door allowing for ample natural light to fill the space. There's also an understairs cupboard located here with electrics and plumbing making it double as a small utility.

WC

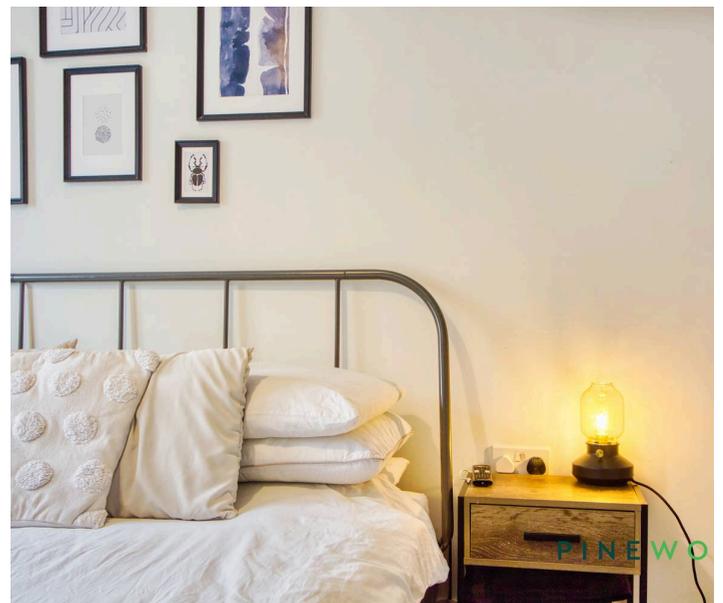
5' 9" x 5' 2" (1.74m x 1.57m)

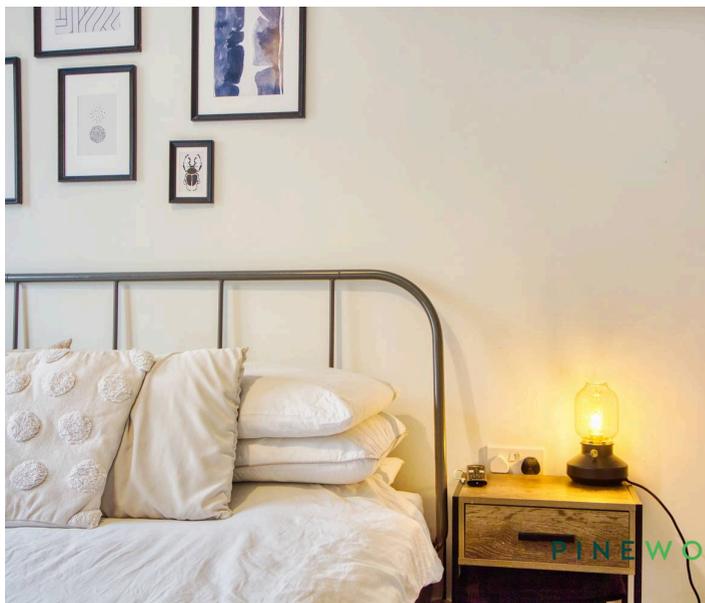
A thoughtfully designed cloakroom featuring decorative patterned wall tiles paired with sleek, large-format grey tiles. It includes a wall-mounted basin and a contemporary toilet, creating a practical yet stylish space with subtle touches such as a small mirror and fresh greenery.

Bedroom 1

10' 1" x 9' 3" (3.08m x 2.82m)

A comfortable main bedroom with a soft carpeted floor and a large window dressed with dark curtains, flooding the room with natural light. The space is inviting, with a cosv fitted carpet and a built in wardrobe for your





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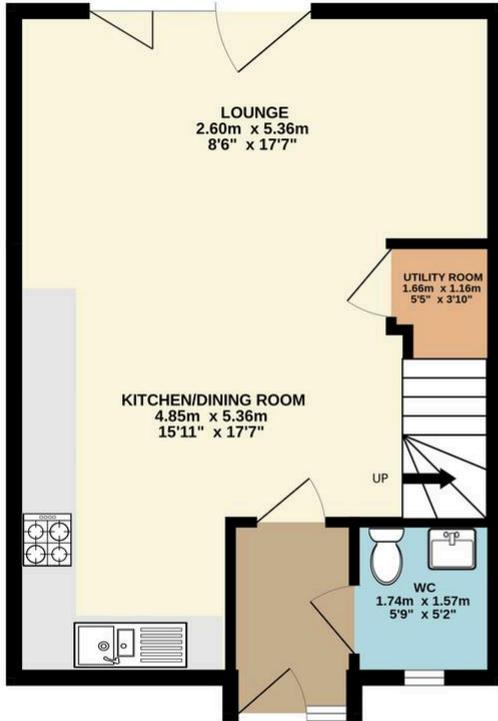
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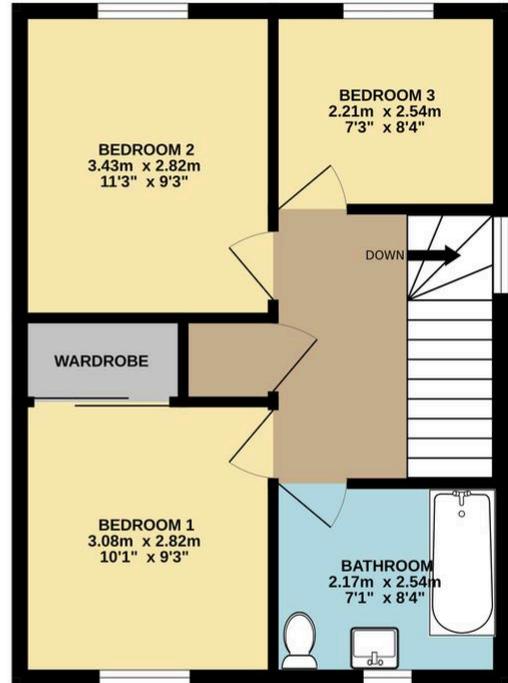




GROUND FLOOR
40.4 sq.m. (435 sq.ft.) approx.



1ST FLOOR
39.9 sq.m. (429 sq.ft.) approx.



TOTAL FLOOR AREA : 80.3 sq.m. (865 sq.ft.) 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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EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

