





287 KILTON ROAD

WORKSOP, S80 2EA

£145,000

FREEHOLD

A fantastic opportunity to purchase this beautifully presented and spacious three-bedroom home, offering well-proportioned accommodation and an abundance of traditional features and character throughout. Situated within the highly sought-after Kilton area of Worksop, the property is ideally positioned for convenient access to a range of local amenities, including shops, reputable schools, supermarkets and Worksop town centre. The property seamlessly combines charming decorative details, including traditional coving, decorative wall panelling and feature electric log-effect burners, creating a warm and inviting atmosphere. The accommodation comprises two separate reception rooms, a fitted kitchen, separate utility room and traditional-style family bathroom. To the first floor are three generously sized bedrooms, providing comfortable accommodation for families and a variety of buyers. Externally, the property benefits from an enclosed and private rear garden, complete with lawn, decking area, established shrubs, useful storage outbuilding and newly fitted fencing. Further benefits include solar panels, secure gated side access and additional storage.

Kendra Jacob

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287 KILTON ROAD

• SEMI-DETACHED HOME • THREE GOOD SIZE BEDROOMS • TRADITIONAL AND CHARACTERFUL THROUGHOUT • PRIVATE REAR GARDEN • SOLAR PANELS FITTED & FULLY OWNED • TWO RECEPTION ROOMS • UTILITY ROOM • PERFECT FOR FIRST TIME BUYERS • SELLING WITH NO CHAIN





LIVING ROOM

A welcoming and well-proportioned reception room featuring a front-facing double-glazed bay window, providing plenty of natural light. Further features include a front-facing UPVC entrance door, traditional coving, decorative wall panelling, central heating radiator, wall shelving and an attractive electric log-effect burner, creating a lovely focal point.

INNER HALLWAY

A useful inner hallway featuring decorative wall panelling, attractive marble-effect ceramic tiled flooring and a large storage cupboard, providing excellent additional storage.

DINING ROOM

A beautifully presented separate dining room with a rear-facing double-glazed window, decorative wall panelling and an attractive electric log-effect burner. Finished with marble-effect ceramic tiled flooring, this is an ideal space for family dining and entertaining. A door provides access to the staircase leading to the first floor.

KITCHEN

Fitted with a range of wall and base units, complemented by work surfaces and under-unit lighting. The kitchen incorporates a porcelain sink and drainer, alongside integrated appliances including an electric hob and stainless-steel oven. Additional features include a side-facing double-glazed window, UPVC side entrance door providing access to the outside, central heating radiator, tiled flooring and access to the separate utility room.

UTILITY ROOM

A practical addition to the home, offering further work surfaces, plumbing for a washing machine and dishwasher, decorative wall panelling and splashback tiling. A side-facing double-glazed window provides natural light, with tiled flooring completing the space.

BATHROOM

Fitted with a traditional-style suite comprising a bath with electric shower over, wash hand vanity unit and low-flush WC. The room also benefits from partially tiled walls, tiled flooring, central heating radiator and a side-facing obscure double-glazed window.

FIRST FLOOR-LANDING

A spacious first-floor landing providing access to three well-proportioned bedrooms.

BEDROOM ONE

A generous double bedroom featuring a front-facing double-glazed window and central heating radiator.

BEDROOM TWO

Another well-sized bedroom with a rear-facing double-glazed window, central heating radiator and useful built-in storage.

BEDROOM THREE

A versatile third bedroom featuring a rear-facing double-glazed window, central heating radiator and built-in storage cupboard, which also houses the central heating system.

EXTERNAL

To the rear, the property enjoys an enclosed and private

garden, offering an excellent outdoor space for relaxing and entertaining. The garden features a lawned area, established shrubs and bushes, a decking area and useful composite storage units. Further benefits include a useful storage outbuilding, newly fitted fencing, secure gated side access to the rear garden and an outside tap.

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Kendra
Jacob







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ADDITIONAL INFORMATION

Local Authority – Bassetlaw

Council Tax – Band A

Viewings – By Appointment Only

Floor Area – 970.50 sq ft

Tenure – Freehold

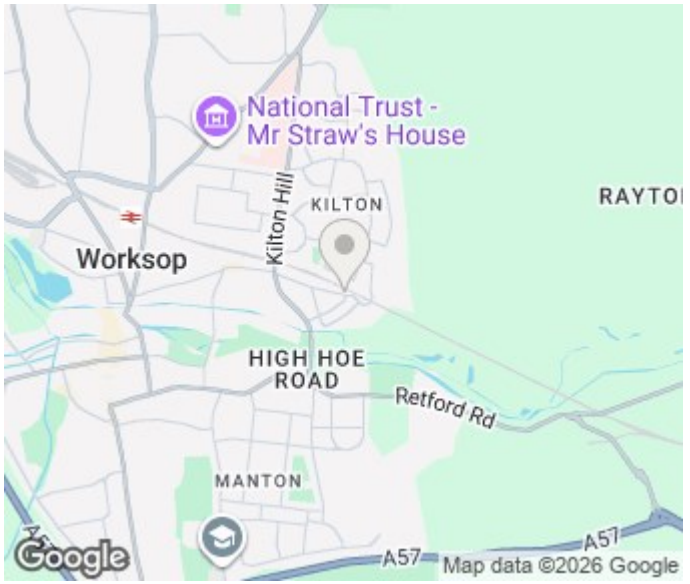


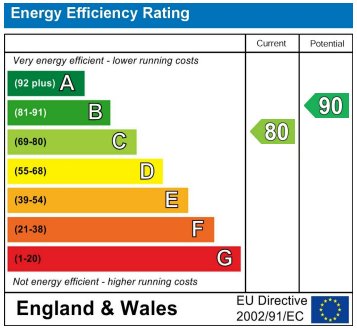




Total area: approx. 90.2 sq. metres (970.5 sq. feet)

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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