



Ashworth Crescent

North Leverton, North Leverton, DN22 0BJ

Offers over £90,000

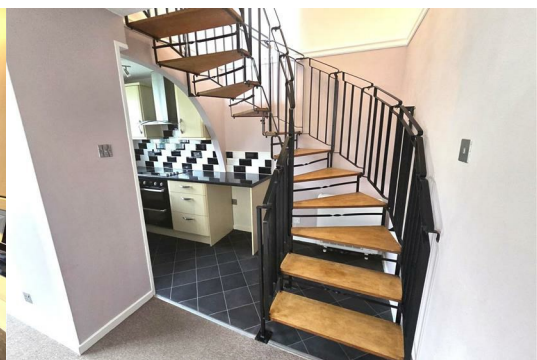
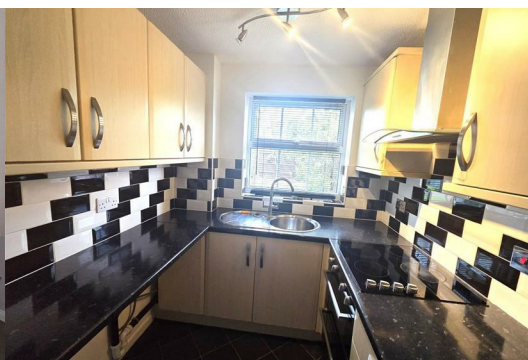


Welcome to this charming quarter house located in the picturesque village of North Leverton, Retford. This cosy one bed property boasts a spacious living room, kitchen, a spiral staircase and a well-appointed bathroom.

The generous size garden is well kept and private with a shed for extra storage.

The village of North Leverton is known for its friendly community and beautiful countryside, providing a serene environment for its residents to enjoy.

Don't miss the opportunity to make this cosy property your own home and enjoy the idyllic lifestyle that North Leverton has to offer.



Description

This delightful quarter house briefly comprises of an entrance porch, living room, kitchen, spiral staircase leading to first floor, fully fitted bathroom and spacious double bedroom.

Porch

The property is entered through an UPvc rear facing porch which leads in to the living room.

Living Room 12'11" x 8'7" (3.96m x 2.64m)

A spacious living room with dual aspect windows, carpet and storage heater, leading to the kitchen and a spiral staircase to the first floor.

Kitchen 6'6" x 5'2" (2.00m x 1.60m)

A fully tiled kitchen with an electric oven, hob and extractor, stainless steal circular sink and drainer with mixer tap and space for washing machine and under counter fridge freezer. A range of wall and base units. Spotlights and front facing window.

Shower Room 5'5" x 5'3" (1.66m x 1.61m)

A fully tiled shower room with corner shower, white sink and toilet and circular chrome towel rail. Mirrored cabinet above the sink and recess lights.

Bedroom 12'11" x 8'7" (3.96m x 2.64m)

A spacious double bedroom with dual aspect windows to the front and side. A built in double wardrobe with sliding doors and separate airing cupboard with storage. Fully carpeted with storage heater.

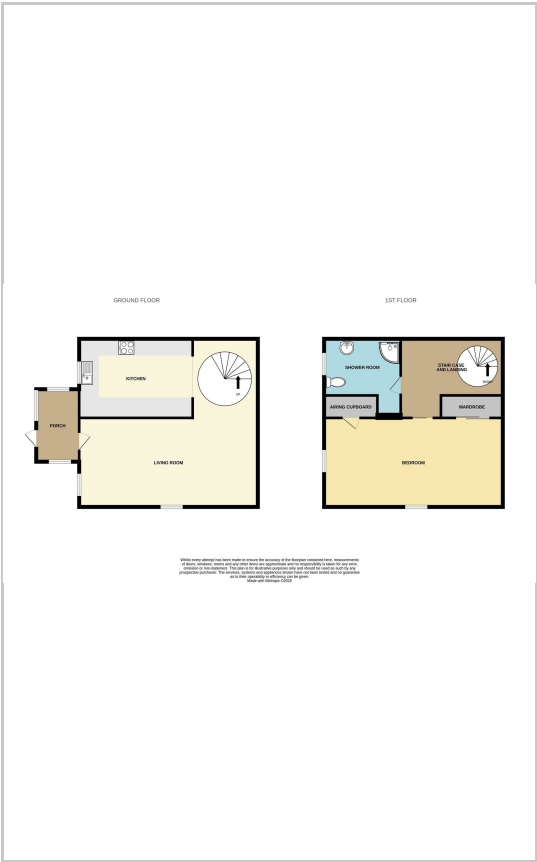
Disclaimer

- 1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
- 2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
- 3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
- 4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
- 5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER CLARK ESTATES OR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.

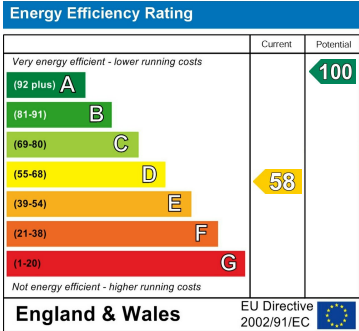
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.