

FOR  
SALE



27 Beckett Avenue, Carlton-in-Lindrick, Worksop, Nottinghamshire S81 9LJ

£165,000 - Freehold



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## PROPERTY SUMMARY

Being set within this most sought after area with an early viewing being highly recommended is this three bedroom semi detached home that has gas central heating and uPVC double glazed windows. Of interest for first time buyers or growing families, the property is well placed for local amenities and schools with the accommodation comprising of; entrance hallway, front bay windows dining room, rear lounge with French doors leading to the rear garden, white high gloss kitchen. On the first floor; landing, three bedrooms, bedroom one with fitted sliding wardrobes, white fitted bathroom suite. Outside; front and rear gardens, the rear being a generous size, driveway. Viewing advised.

## POINTS OF INTEREST

- *Of Interest First Time Buyers*
- *Most Sought After Area*
- *Three Bedroom Semi Detached*
- *Gas Central Heating and uPVC Double Glazed*
- *Two Reception Rooms*
- *Generous Rear Garden*
- *Driveway*
- *Close To All Amenities*
- *Viewing Highly Advised*
- *High Gloss Modern Kitchen*



## ROOM DESCRIPTIONS

### Ground Floor

#### Entrance Hallway

With entrance door, stairs leading to the first floor, cupboard housing the gas fired central heating boiler.

#### Lounge 4.14m x 3.77m (13' 7" x 12' 4")

With rear French doors to the patio and garden, central heating radiator.

#### Dining Room 3.99m x 3.19m (13' 1" x 10' 6")

With a front facing window, central heating radiator.

#### Kitchen 2.70m x 2.04m (8' 10" x 6' 8")

Modern kitchen with white high gloss wall and base units, a black granite effect worktop, stainless steel sink. side window and rear door.

### First Floor

#### Landing

#### Bedroom One 3.83m x 3.38m (12' 7" x 11' 1")

With fitted sliding wardrobes to one wall, rear facing window, central heating radiator.

#### Bedroom Two 3.83m x 3.04m (12' 7" x 10' 0")

With a front facing window, central heating radiator.

#### Bedroom Three 2.91m x 2.04m (9' 7" x 6' 8")

With a front facing window, central heating radiator.

#### Bathroom

White suite with panelled bath with electric shower above, wash hand basin, low flush w.c, rear facing window, tiling, heated towel rail.

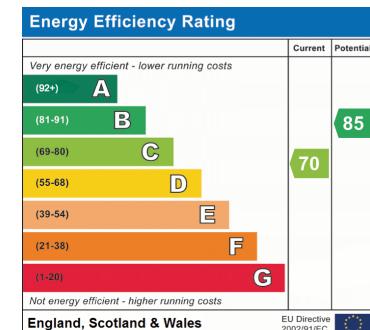
### Outside

#### Gardens

Front and rear lawned gardens, the rear being a generous size and enclosed.

There is also a patio and brick built outbuilding.

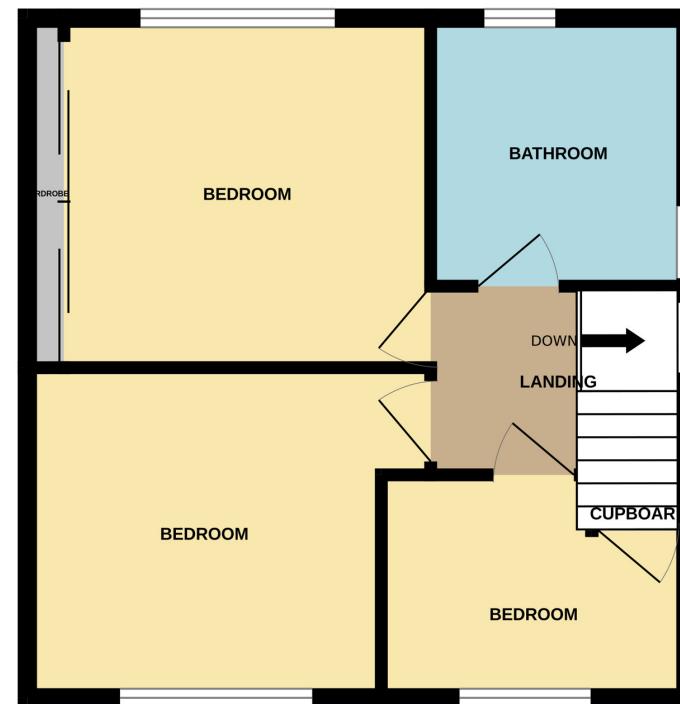
#### Driveway



GROUND FLOOR



1ST FLOOR



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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