

FOR
SALE



Westerdale, Worksop, Nottinghamshire S81 0TE

£315,000 - Freehold

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PROPERTY SUMMARY

An exceptional opportunity to acquire this beautifully presented four-bedroom executive detached family home, occupying a prime position within a highly sought-after residential location. Finished to an excellent standard throughout, the property has been thoughtfully upgraded by the current owners and offers spacious, versatile accommodation ideal for modern family living. Benefiting from gas central heating and uPVC double glazing, the home combines comfort with contemporary style. The accommodation briefly comprises a welcoming entrance porch leading into a bright and airy hallway, downstairs WC, and a generous lounge featuring an attractive fire surround with gas fire—perfect for relaxing evenings. Double doors open into the heart of the home: a stunning open-plan dining kitchen, fitted with a range of high-quality modern units, induction hob, separate electric oven, extractor hood, and integrated dishwasher. French doors lead seamlessly into a delightful conservatory, creating an ideal space for entertaining and enjoying views over the garden. To the first floor, a spacious landing provides access to four well-proportioned bedrooms, all benefiting from built-in wardrobes. The impressive master suite enjoys a contemporary en-suite shower room, while the remaining bedrooms are served by a stylish family bathroom finished to a high standard. Externally, the property continues to impress with well-maintained gardens to both front and rear. The rear garden is beautifully arranged and features a charming summer house complete with log burner—perfect for year-round use as a relaxing retreat or entertaining space. To the front, there is a double-width driveway providing ample off-road parking, along with a single integral garage. This superb home is ideal for families seeking space, style, and a premium location, and early viewing is strongly advised to fully appreciate all that is on offer.

POINTS OF INTEREST

- Viewing Highly Recommended
- Quality Fixtures and Fittings
- Much Improved/Well Decorated
- Four Bedroom Executive Detached
- Gas Central Heating and uPVC Double Glazed
- Stunning Refitted Dining Kitchen
- Summer House with Log Burner
- Master Bedroom with Ensuite
- Double Width Driveway/Single Garage
- All Bedrooms with Wardrobes



ROOM DESCRIPTIONS

Ground Floor

Entrance Porch

With entrance door, door leading into the entrance hallway

Hallway

With stairs to the first floor, understairs storage cupboard, central heating radiator,

W.C

With a modern suite comprising of low flush WC, wash hand basin, central heating radiator, tiled to splash back

Lounge 5.10m x 3.33m (16' 9" x 10' 11")

With a front-facing bay window, fire surround with coal effect living flame gas fire, central heating radiator, double doors from the entrance hallway and double doors leading into the dining kitchen.

Dining Kitchen 7.74m x 3.51m (25' 5" x 11' 6")

Dining kitchen with a high range quality fitted wall and base units, work surfaces, bowl and a half sink unit with mixer tap, built-in induction hob with enclosed work surface extractor fan, separate electric double oven, integrated dishwasher, rear-facing window, rear door, central heating radiator, rear-facing French doors that lead into the conservatory.

Conservatory 3.84m x 3.25m (12' 7" x 10' 8")

Being uPVC double glazed and brick built side-facing French doors onto the patio and garden area, central heating radiator

First Floor

Landing

With loft access, cylinder cupboard, central heating radiator

Bedroom One 4.31m x 3.87m (14' 2" x 12' 8")

With a front-facing bay window, built-in triple wardrobe, central heating radiator

Ensuite

A modern suite with a shower cubicle and mains shower unit, low flush WC, wash hand basin, side-facing window, heated towel rail, tiled splashbacks.

Bedroom Two 3.02m x 3.00m (9' 11" x 9' 10")

With a front-facing window, built-in double wardrobe, central heating radiator

Bedroom Three 3.71m x 2.68m (12' 2" x 8' 10")

With a built-in double wardrobe, rear-facing window, central heating radiator.

Bedroom Four 3.04m x 2.51m (10' 0" x 8' 3")

With a built-in double wardrobe, rear-facing window, central heating radiator.

Family Bathroom

Fitted in a modern white suite, comprising of panel bath with electric shower above, low flush WC, wash hand basin set in a vanity unit, rear-facing window, tiled in to splashback, central heating radiator

Outside

Gardens

Gardens to the front and rear, the rear garden being well enclosed and well laid out, with lawn, borders, good selection of shrubs, patio

Summer House

With a log burner.

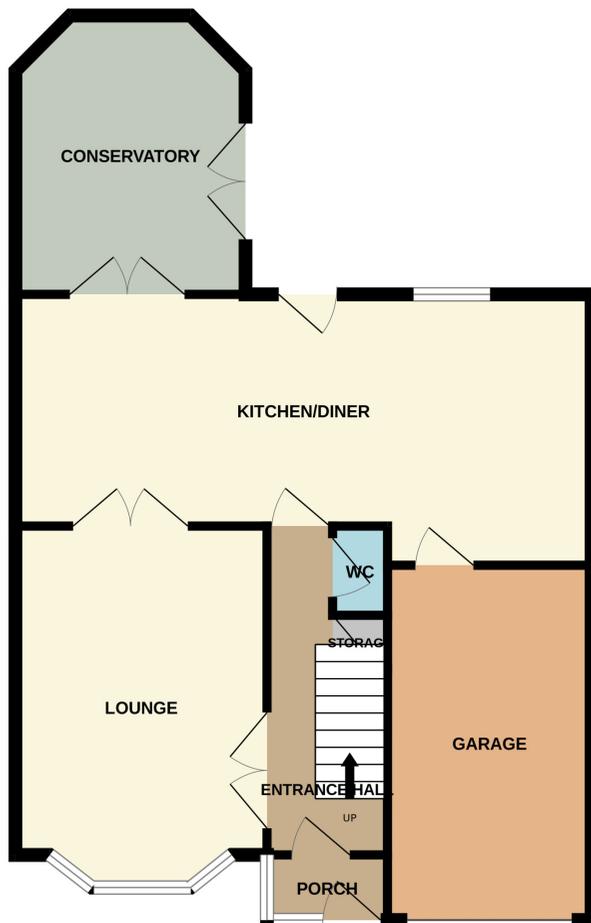
Double Width Driveway

To the front of the property.

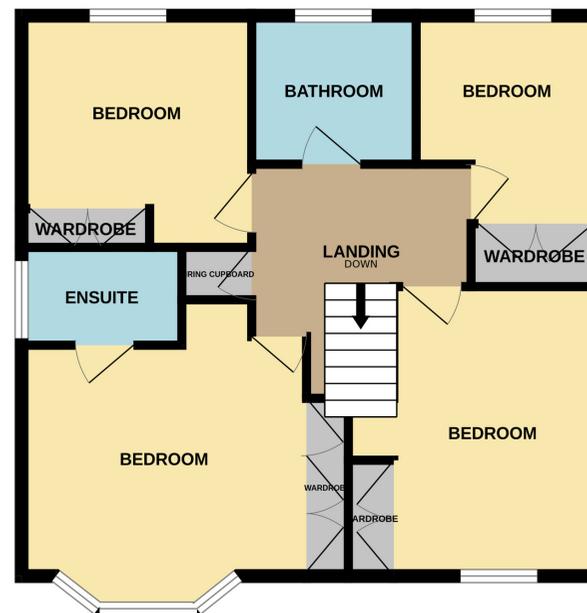
Single Garage

With up and over door, electric light and power laid on, plumbing for an automatic washing machine, door to the kitchen.

GROUND FLOOR
748 sq.ft. (69.5 sq.m.) approx.



1ST FLOOR
598 sq.ft. (55.5 sq.m.) approx.



TOTAL FLOOR AREA : 1346 sq.ft. (125.1 sq.m.) 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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