

FOR
SALE



14 Poppy Field Way, Carlton-in-Lindrick, Worksop, Nottinghamshire S81 9FG

£315,000 - Freehold



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PROPERTY SUMMARY

Viewing is essential to fully appreciate the high quality of fixtures and fittings on offer in this well presented and decorated four bedroom detached family home that has gas central heating and uPVC double glazed windows. Set within this much sought after area, the property has generous accommodation which comprises of; entrance area, open plan lounge/dining and kitchen. The kitchen with a fine range of fitted units and integrated appliances, lounge with Bi-Folding doors to the rear garden/patio. Inner lobby, W.C. On the first floor; landing, four bedrooms, bedroom one with fitted wardrobes and modern ensuite. Most stunning family bathroom. Outside; gardens to the front and rear, the rear with extensive Porcelain patio, double width driveway and single integral garage.

POINTS OF INTEREST

- *Viewing Highly Recommended*
- *High Quality Fixtures and Fittings*
- *Well Decorated*
- *Attractively Presented*
- *Four Bedroom*
- *Detached*
- *Gas Central Heating*
- *uPVC Double Glazed*
- *Double Width Driveway*
- *Garage*



ROOM DESCRIPTIONS

Ground Floor

Entrance Area

With entrance door, stairs to the first floor. Directly leads to the open plan living accommodation.

Lounge/Dining/Kitchen 7.47m x 4.86m (24' 6" x 15' 11")

Open plan room with the lounge having rear facing Bi-Folding doors to the garden, two central heating radiators. The kitchen with a fine range of modern wall and base units, worksurfaces, sink unit, front facing window, electric hob with extractor, separate double oven, integrated fridge, freezer, dishwasher, laminate floor. There is a utility area with plumbing for an automatic washing machine.

Lobby

With a rear facing window, door to the garage.

W.C

With a low flush w.c, wash hand basin, rear facing window, tiling to splashbacks, central heating radiator.

First Floor

Landing

Bedroom One 3.86m x 2.87m (12' 8" x 9' 5")

With fitted wardrobes, front facing window, central heating radiator.

Ensuite

High range modern ensuite with shower area and mains shower, wash hand basin, heated towel rail, tiling to splashbacks, front facing window.

Bedroom Two 4.10m x 3.65m (13' 5" x 12' 0")

With a front facing window, central heating radiator.

Bedroom Three 3.39m x 3.10m (11' 1" x 10' 2")

With a rear facing window, central heating radiator.

Bedroom Four 3.88m x 2.72m (12' 9" x 8' 11")

With a rear facing window, central heating radiator.

Family Bathroom

High quality fitted bathroom suite with panelled bath, wash hand basin set within a vanity unit, low flush w.c, heated towel rail, tiling to splashbacks, rear facing window.

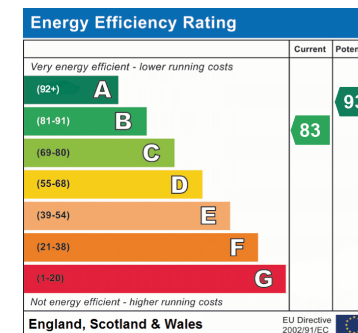
Outside

Gardens

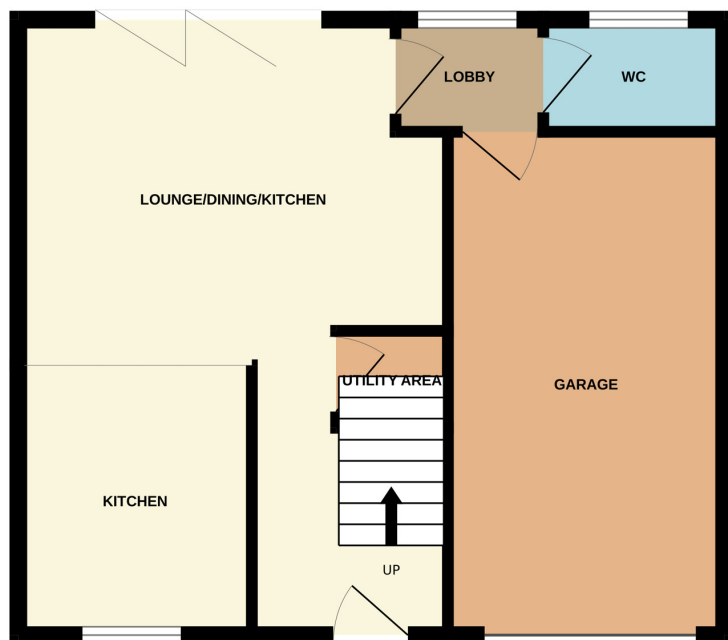
Front and rear lawned gardens., The rear being set on two levels with the bottom tier being Porcelain patio.

Double Width Driveway

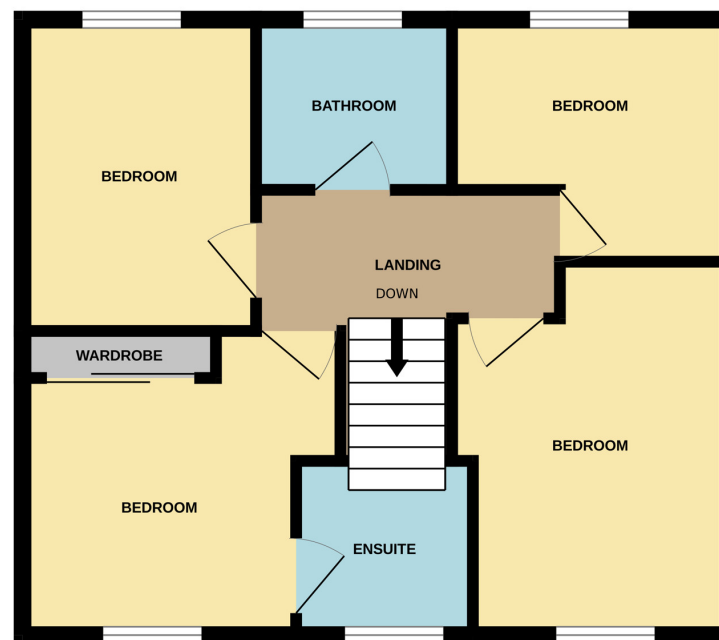
Garage



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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