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FOR SALE

£410,000

43 Thievesdale Lane, Worksop, Nottinghamshire. S81 0NQ



Offered for sale with no chain being involved and within our Signature Range is this most stunning, well presented and decorated four bedroom extended detached family home that has gas central heating and uPVC double glazed windows. Being set in this highly desirable area, the property offers delightful accommodation and has generous front and rear gardens. Viewing is highly recommended with the accommodation comprising of; entrance hallway, W.C, lounge with fire surround and gas fire, excellent fitted kitchen with a good range of fitted units, Granite worksurfaces, leads into the extended dining room with door to the rear garden. On the first floor; open landing, four bedrooms, bathroom and separate W.C. Outside; attractive and well established front and rear gardens, the rear being enclosed and of a generous size with patio, block paved driveway to the front, integral single garage.

## Ground Floor

### Entrance Hallway

With entrance door, stairs to the first floor, central heating radiator, front facing window.

### W.C

With a low flush w.c, wash hand basin, understairs storage, heated towel rail, tiling to splashbacks.

### Lounge 6.00m x 3.74m (19' 8" x 12' 3")

With a front facing bay window, rear facing French doors, fire surround and gas fire, central heating radiator.

### Kitchen 4.40m x 3.05m (14' 5" x 10' 0")

With a fine range of fitted wall and base units, Granite worksurfaces, sink unit, rear facing window, door to the garage, open access to the dining room, electric hob with separate double electric oven, plumbing for an automatic washing machine.

### Dining Room 3.48m x 2.98m (11' 5" x 9' 9")

With a side and rear facing window, door to the side, central heating radiator.

## First Floor

### Landing

With a front facing window, central heating radiator.

### Bedroom One 3.72m x 3.42m (12' 2" x 11' 3")

With a rear facing window, central heating radiator.

### Bedroom Two 5.01m x 2.45m (16' 5" x 8' 0")

With front and rear facing windows, central heating radiator.

### Bedroom Three 3.75m x 2.42m (12' 4" x 7' 11")

With a fitted double wardrobe, front facing window, central heating radiator.

### Bedroom Four 2.66m x 2.57m (8' 9" x 8' 5")

With a fitted double wardrobe, rear facing window, central heating radiator.

## Outside

### Gardens

Front and rear gardens that are well established and laid out with lawn, borders and a fine selection of shrubs. The rear being a generous size with patio and not being overlooked.

### Driveway

Block paved driveway providing ample parking.

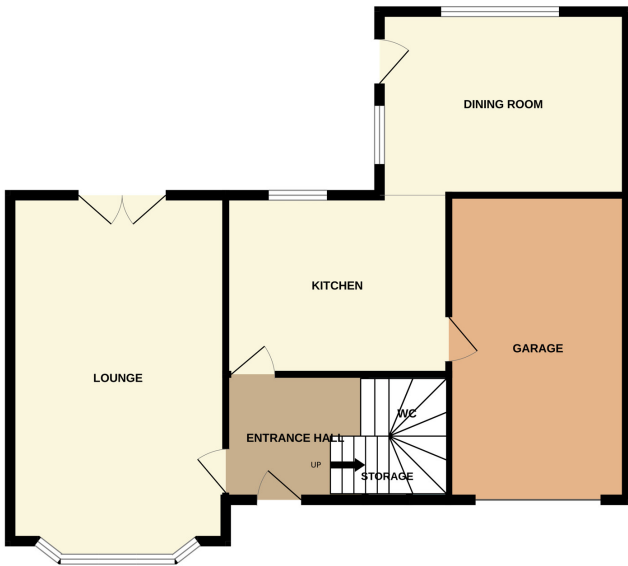
### Garage 5.20m x 2.45m (17' 1" x 8' 0")

Double opening doors with electric light and power laid on.

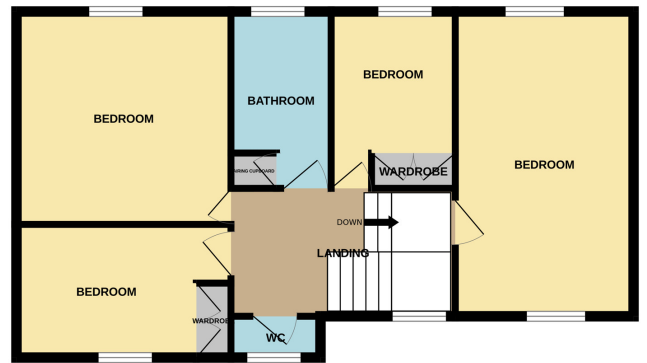




GROUND FLOOR



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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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		<b>80</b>
(55-68)	<b>D</b>	<b>66</b>	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	