



White Park Place
Ordsall, Retford

£300,000

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Beautifully Presented FOUR BEDROOM Detached Family Home

Property Overview

- TWO RECEPTION ROOMS
- Master En Suite & Family Bathroom
- Private Driveway with Electric Car Charging Point, Further Parking Bay & Detached Single Garage
- Fully Enclosed, Southerly Aspect Laid to Lawn Rear Garden with Two Seating Areas



A wonderful opportunity to acquire a beautifully presented FOUR BEDROOM detached family home, situated on a secluded cul de sac with access to just three residences. Measuring in excess of 1205 sq ft. and set over two storeys, the contemporary living accommodation briefly comprises of welcoming entrance hall, dining room currently utilised as a playroom, lounge, kitchen, utility room, recently renovated ground floor WC, first floor landing, master bedroom complete with master en suite, three further bedrooms and a family bathroom. Parking is well catered for on a private driveway equipped with an electric car charging point, in addition to a further parking bay to the frontage and a detached single garage. Fully enclosed and to the rear resides a well kept, Southerly aspect laid to lawn garden with two seating areas. Located on the edge of a popular Persimmon Homes development in Ordsall, the plot enjoys close proximity to a large playpark and sports court, and benefits from a wealth of everyday conveniences, bars, restaurants and schools for all age groups in its locality. Ordsall Primary School, having most recently achieved a good Ofsted rating, is just a short walk away. Early viewing is considered essential to fully appreciate the spacious accommodation and prime setting being offered for sale.

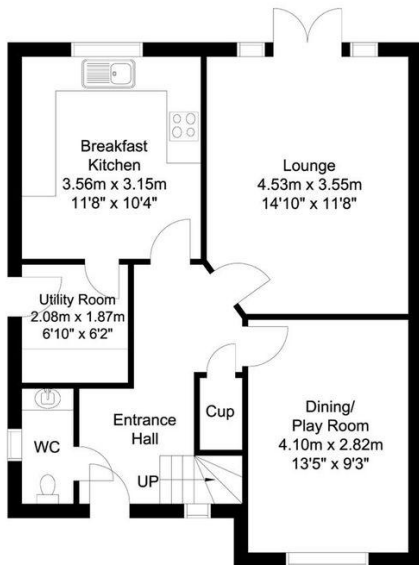
- Situated on a Secluded Cul De Sac with Access to Just Three Residences in Ordsall
- Close Proximity to a Large Playpark, Sports Court, Everyday Conveniences, Bars, Restaurants, & Schools for All Age Groups
- Council Tax Band: D EPC Rating: B



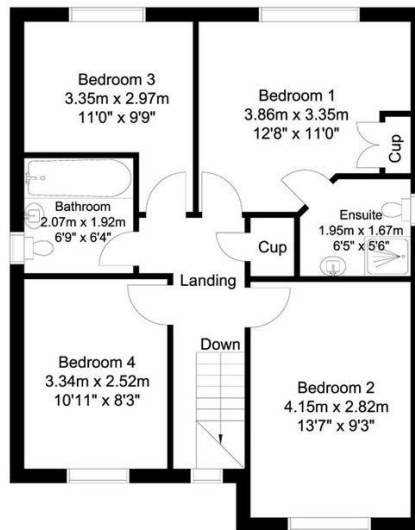
Road links are served by the A1 & M18 which offer greater transport links throughout the UK. Train stations are located in Retford & neighbouring towns, providing direct lines to King's Cross & Edinburgh.



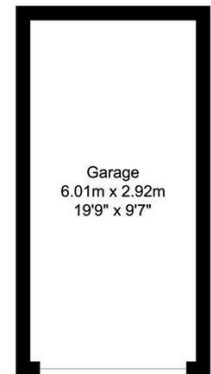
Ground Floor
56 sq m/602.77 sq ft
Approx.



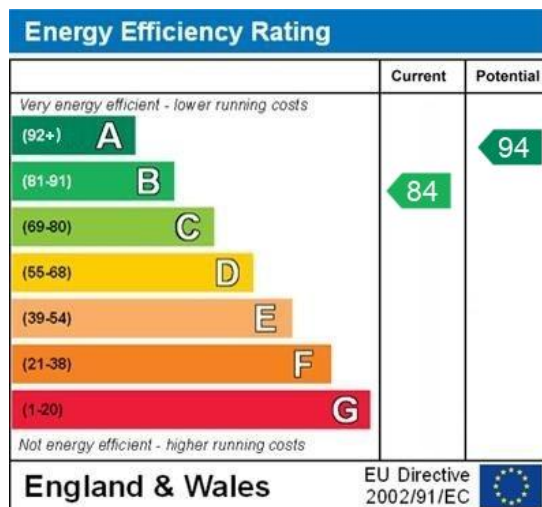
First Floor
56 sq m/602.77 sq ft
Approx.



Outbuilding
18 sq m/193.75 sq ft
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan. CP Property Services @2024



Tenure & Charges: Leasehold- Vacant possession will be given upon completion/ Length of Lease: 990 years remaining/
Annual Ground Rent Amount: Approximately £125 Per Annum

Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

Tel: 01777 566400



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.