

FOR  
SALE



397 Carlton Road, Worksop, Nottinghamshire S81 7PH

£230,000 - Freehold



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## PROPERTY SUMMARY

Offered for sale with no chain involved with an early viewing being highly recommended is this four bedroom extended detached home that has gas central heating and uPVC double glazed windows. Being set back from the main road, the property requires general updating and offers generous family accommodation that is situated close to all local amenities. The accommodation comprises of; entrance hallway, lounge, dining room, extended kitchen. On the first floor; landing, four bedrooms, the master bedroom with ensuite, family bathroom. Outside; front and rear gardens, the rear being enclosed with extensive decking, driveway providing ample parking and single integral garage. Viewing advised.

## POINTS OF INTEREST

- *No Chain Involved*
- *Set Back from Main Road*
- *Four Bedroom*
- *Extended Detached Home*
- *Gas Central Heating and uPVC Double Glazed*
- *Ample Driveway and Garage*
- *Two Reception Rooms*
- *Bedroom One with Ensuite*
- *Enclosed Rear Garden*
- *Close To All Amenities*



## ROOM DESCRIPTIONS

### Ground Floor

#### Entrance Porch

With ceramic tiled floor and a entrance door.

#### Hallway

With ceramic tiled floor, central heating radiator and feature staircase in cast iron.

#### Lounge 4.48m x 3.74m (14' 8" x 12' 3")

With an front facing Upvc bay window, central heating radiator, feature pine fire surround with cast iron back and inset with a real flame gas fire.

#### Dining Room 3.74m x 3.09m (12' 3" x 10' 2")

With feature fireplace with inset electric fire, central heating radiator, stripped and varnished floorboards, French doors to the rear garden.

#### Extended Breakfast Kitchen 4.78m x 3.85m (15' 8" x 12' 8")

Measurements being max with base, drawer, and high-level units with fitted worksurfaces and inset with a bowl and half stainless steel sink unit with mixer tap and drainer. Built-in stainless-steel oven, stainless steel halogen four ring with stainless steel canopy extractor, integrated dishwasher, fridge and freezer, plumbing for automatic washing machine and Upvc rear door, door to the garage.

### First Floor

#### Landing

#### Bedroom One 4.62m x 2.76m (15' 2" x 9' 1")

With a central heating radiator, front facing window.

#### Ensuite

With a suite including claw foot spa bath, low flush WC, pedestal wash hand basin, corner shower cubicle with electric shower, inset ceiling lighting, stainless steel central heating radiator/towel rail, extractor fan, rear facing window.

#### Bedroom Two 4.60m x 3.75m (15' 1" x 12' 4")

With a front facing window and central heating radiator.

#### Bedroom Three 3.10m x 2.29m (10' 2" x 7' 6")

With a rear facing window, central heating radiator.

#### Bedroom Four 2.62m x 2.16m (8' 7" x 7' 1")

With a front facing window, central heating radiator.

#### Bathroom

With a suite that comprises of low flush WC, pedestal hand basin and bath with electric shower over. There is a panelled ceiling inset with ceiling lighting and a fitted stainless steel central heating radiator. rear facing window.

### Outside

#### Gardens

Front and rear lawned gardens. The rear with decking.

#### Driveway

Ample parking

#### Garage



