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FOR SALE

£225,000

Welbeck Street, Worksop, Nottinghamshire. S80 1PX



Viewing is essential to fully appreciate the accommodation on offer in this attractively presented and decorated four bedroom three storey, semi detached home that has gas central heating and uPVC double glazed windows. Offering delightful family accommodation with the property having a high standard of fixtures and fittings, the home is ideally located for the Town Centre and local amenities with Worksop Train Station a short walk providing links to Sheffield and London via Retford. The accommodation comprises of; entrance porch, hallway, understairs utility room, lounge, dining room, stunning modern kitchen with range cooker, W.C and rear Sun/Garden Room. On the first floor; landing, three bedrooms, bedroom one with walk in connected study room which could easily be used for a ensuite, family bathroom. On the second floor; landing, master bedroom with ensuite. Outside; enclosed rear yard/garden. Viewing advised.

Ground Floor

Entrance Porch

With entrance door, door to the hallway.

Hallway

With stairs to the first floor, central heating radiator.

Utility Room 2.58m x 1.63m (8' 6" x 5' 4")

Understairs utility with a side facing window, fitted units, wall mounted boiler, plumbing for an automatic washing machine.

Lounge 4.66m x 3.82m (15' 3" x 12' 6")

With a front facing bay window, central heating radiator.

Dining Room 4.01m x 3.89m (13' 2" x 12' 9")

With a fire surround and gas fire, rear facing window, central heating radiator.

Kitchen 4.94m x 3.16m (16' 2" x 10' 4")

High quality fitted kitchen with wall and base units, worksurfaces, 2 bowl sink unit with mixer tap, range cooker, two side facing window, central heating radiator.

W.C

With a low flush w.c, wash hand basin, tiling, central heating radiator.

Garden/Sun Room 3.32m x 2.97m (10' 11" x 9' 9")

With access to the rear garden/yard via French doors, central heating radiator.

First Floor

Landing

With access via stairs to the second floor, side facing window

Bedroom Two 4.67m x 3.86m (15' 4" x 12' 8")

With a front facing bay window, central heating radiator.

Adjoining Play/Study Room 3.89m x 1.07m (12' 9" x 3' 6")

Previously used as an ensuite with a front facing window. Could be converted back if required.

Bedroom Three 3.97m x 3.76m (13' 0" x 12' 4")

With a rear facing window, central heating radiator.

Bedroom Four 3.18m x 2.78m (10' 5" x 9' 1")

With a side facing window, central heating radiator.

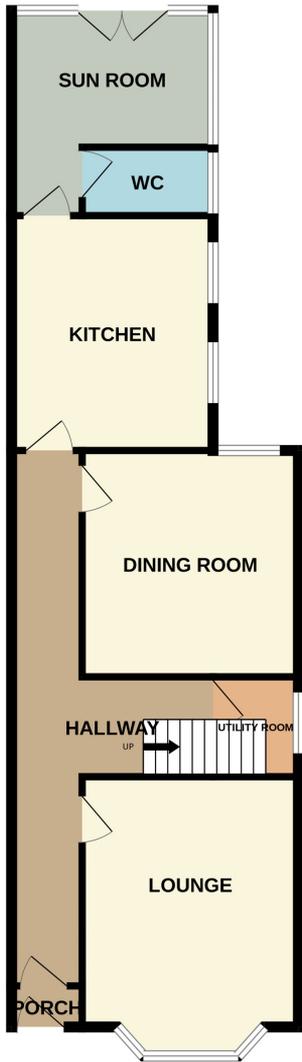
Bathroom

White modern suite with a four piece suite that comprises of; panelled bath, shower cubicle and electric shower unit, wash hand basin, low flush w.c, side facing window, central heating radiator. tiling.





GROUND FLOOR



1ST FLOOR



2ND 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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