



West Carr Road
Retford

Offers Over £100,000

West Carr Road Retford

Well-Proportioned TWO DOUBLE BEDROOM Mid Terrace

Property Overview

- ****NO UPWARD CHAIN****
- Ideal for First Time Buyers or Investors
- Master Bedroom Benefitting from Ample Integral Storage
- Front Garden with Scope for Private Driveway- Subject to the Necessary Consents
- Fully Enclosed, Low Maintenance Rear Garden with Handy Single Garage
- Close Proximity to Retford's Array of Everyday Conveniences, Recreational Facilities, Pubs, Restaurants, & Schools for All Age Groups
- Excellent Road & Rail Links
- Council Tax Band: A EPC Rating: C

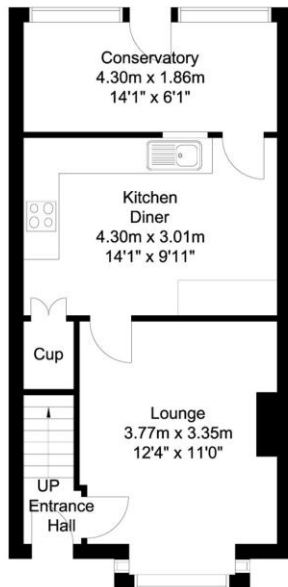


A great opportunity to acquire a well-proportioned TWO DOUBLE BEDROOM mid terrace, ideal for first time buyers or investors. Set over two storeys, the living accommodation briefly comprises an entrance hall, lounge, kitchen diner, conservatory, two double bedrooms, one boasting ample integral storage, and a bathroom. Outside, the front garden has scope for a private driveway if the buyer sees fit- Subject to the necessary consents, whilst a fully enclosed, low maintenance garden, and handy single garage reside to the rear. Situated in a popular residential area to the West of Retford, West Carr Road boasts close proximity to the market town's array of everyday conveniences, recreational facilities, pubs, restaurants, and schools for all age groups, whilst benefitting from great accessibility to the A1. Retford Oaks Academy, having most recently achieved a good Ofsted rating, is just a brief walk away. Chesterfield Canal and the award-winning Kings Park are also within easy reach on foot, as is Retford Train Station on the East Coast Main Line, offering a direct line to London King's Cross in less than 90 minutes at selected times.

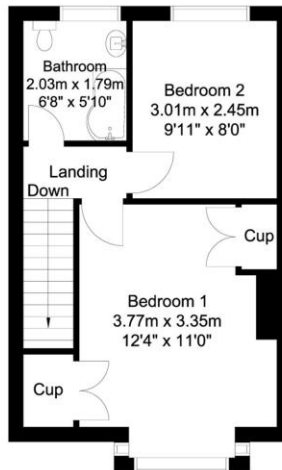
Road links are served by the A1 & M18 which offer greater transport links throughout the UK. Train stations are located in Retford & neighbouring towns, providing direct lines to King's Cross & Edinburgh.



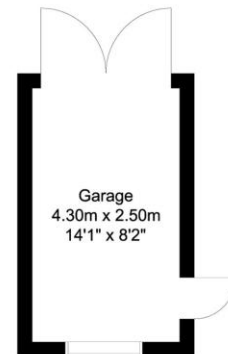
Ground Floor
39 sq m/419.79 sq ft
Approx.



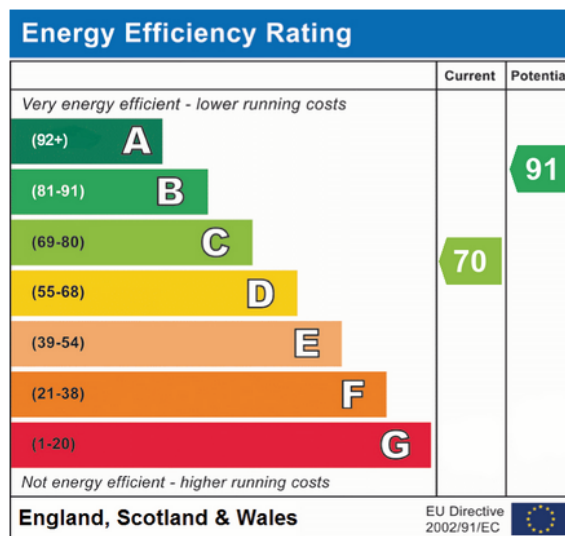
First Floor
31 sq m/333.68 sq ft
Approx.



Outbuilding
11 sq m/118.40 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 @2025



Tenure & Charges: Freehold- Vacant possession will be given upon completion

Selling your home?

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

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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.