



Harlequin Drive  
Worksop  
Nottinghamshire  
S81 7SP

Offers In Excess Of £225,000

bettermove 

# Harlequin Drive Worksop

Bettermove are proud to present this 4 bedroom semi-detached house in Worksop available with no forward chain.

The property is currently tenanted and it will be sold with tenants in situ for immediate investment. Rental yields can be obtained through Bettermove.

The property benefits from double glazing, gas central heating throughout and has off street parking available via the driveway and garage.

The council tax band is C.

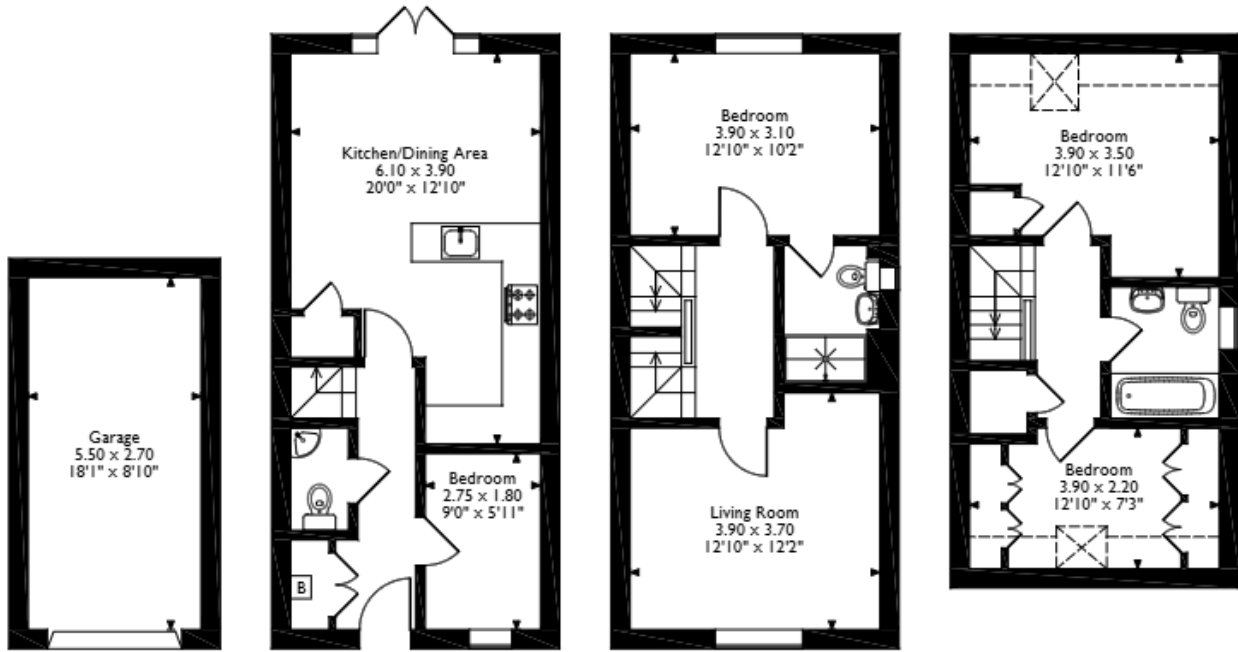
The interior of this beautifully presented property comprises a spacious fitted kitchen diner, w/c and bedroom on the ground floor. The first floor consists of 1 bedroom, shower room and the living room. The second floor holds 2 further bedrooms and the family bathroom. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular town of Worksop, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A60, A57 and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.



Harlequin Drive, Worksop, Nottinghamshire  
 Approximate Gross Internal Area  
 Main House = 101 Sq M/1088 Sq Ft  
 Garage = 15 Sq M/161 Sq Ft  
 Total = 116 Sq M/1249 Sq Ft



**Ground Floor**

**First Floor**

**Second Floor**

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		<b>95</b>
(81-91) <b>B</b>	<b>85</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	



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