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FOR SALE

£130,000

12 Hamilton Street, WORKSOP. S81 7DD



Viewing is most highly recommended for this well presented and decorated two bedroom mid terrace home that has gas central heating and uPVC double glazed windows. Offering generous size accommodation and being set within this highly sought after area, close to local amenities and schools, the accommodation comprises of; entrance lobby, lounge, well fitted dining kitchen with hob, double oven and extractor. On the first floor; two double bedrooms and four piece fitted bathroom suite. Outside; gardens to the front and rear, the rear being a generous size, off road parking to the rear.

Ground Floor

Entrance Lobby

With entrance door, stairs to the first floor, central heating radiator.

Lounge 13' 11" x 11' 5" (4.24m x 3.49m)

With a front facing window, central heating radiator.

Dining Kitchen 17' 1" x 12' 11" (5.21m x 3.93m)

With a good range of fitted wall and base units, worksurfaces, bowl and half sink unit with mixer tap, plumbing for an automatic washing machine, rear door and window, built in electric hob, double oven and extractor.

First Floor

Landing

Bedroom One 12' 8" x 11' 9" (3.87m x 3.58m)

With a front facing window, storage cupboard, central heating radiator.

Bedroom Two 12' 9" x 9' 1" (3.89m x 2.76m)

With a rear facing window, central heating radiator.

Bathroom

Fitted in a four piece suite that comprises of; panelled bath, shower cubicle with electric shower unit, wash hand basin, low flush w.c, central heating radiator, rear facing window.

Outside

Gardens

Gardens to the front and rear, the rear being larger than average and well laid out with extensive lawn, borders and a good selection of shrubs.

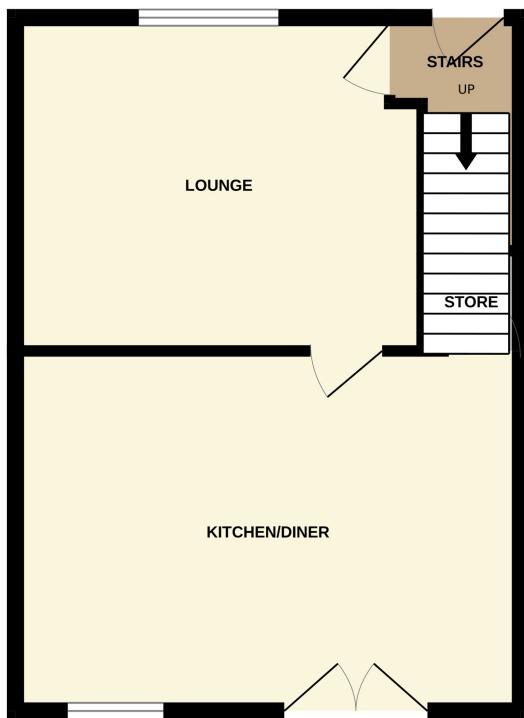
Off Road Parking

To the rear of the property.

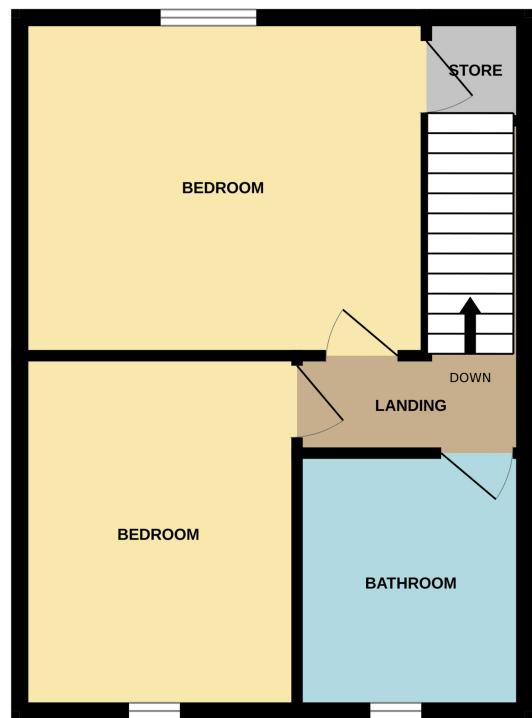




GROUND FLOOR



1ST 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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