



T: 01909 509001
E: info@bartropanddilks.co.uk
W: www.bartropanddilks.co.uk
A: 78 Bridge Street, Worksop, S80 1JA

FOR SALE

£245,000

Shepherds Avenue, Worksop, Nottinghamshire. S81 0JB



Viewing is essential to fully appreciate this traditional, three bedroom bay fronted semi detached that has been extended to the rear and offers great potential. Requiring general modernisation, the property is set within this much sought after area and benefits from gas central heating and uPVC double glazed windows. Set on generous gardens, the accommodation comprises of; entrance hallway, cellar, lounge, dining room and extended kitchen. On the first floor; three bedrooms and white fitted modern shower room. Outside; front and rear gardens, driveway and attached tandem garage. Viewing is highly recommended.

Ground Floor

Entrance Hallway

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

Lounge 4.04m x 3.65m (13' 3" x 12' 0")

With a fire surround and fire, rear facing french doors, central heating radiator.

Dining Room 4.04m x 3.63m (13' 3" x 11' 11")

With a front facing bay window, central heating radiator.

Extended Kitchen 5.97m x 2.48m (19' 7" x 8' 2")

With wall and base fitted units, worksurfaces, bowl and half sink unit with mixer tap, plumbing for an automatic washing machine, side and rear facing windows, side door to the patio and garden, central heating radiator.

First Floor

Landing

With a side facing window.

Bedroom One 4.07m x 3.62m (13' 4" x 11' 11")

With a front facing bay window, central heating radiator.

Bedroom Two 3.99m x 3.66m (13' 1" x 12' 0")

With a rear facing bay window, central heating radiator.

Bedroom Three 2.50m x 1.91m (8' 2" x 6' 3")

With a rear facing bay window, central heating radiator.

Shower Room

Modern white suite with double shower cubicle and mains shower, wash hand basin, low flush w.c, heated towel rail, rear facing window, wall mounted boiler, tiling.

Outside

Gardens

To the front and rear. The rear being a generous size with lawn, patio, borders and shrubs, Greenhouse with brick base and garden shed.

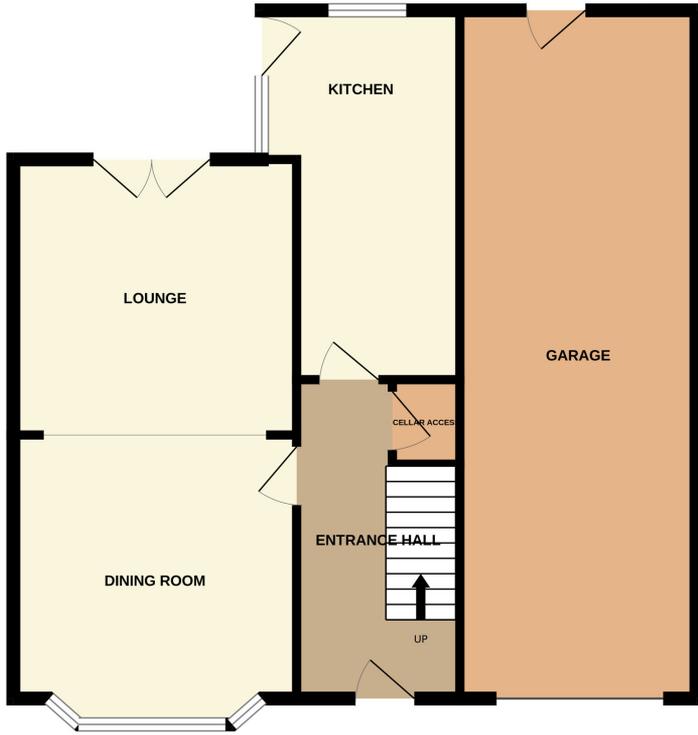
Driveway

Tandem Garage

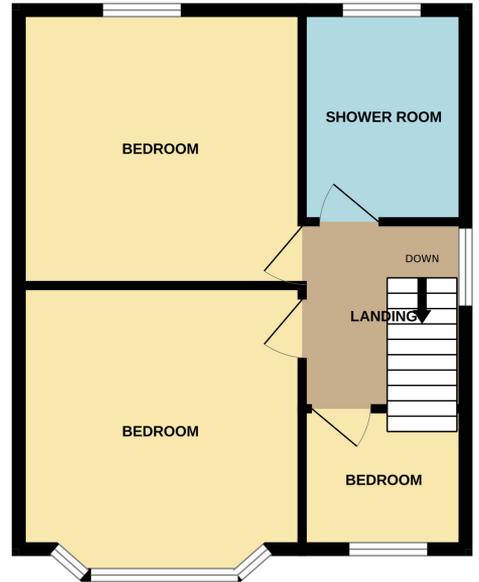




GROUND FLOOR



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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