



Skinner Street, Creswell, Worksop, Nottinghamshire S80 4JG

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Offers In The Region Of £140,000

PINEWOOD





**Skinner Street  
Creswell  
Worksop  
Nottinghamshire  
S80 4JG**

**Offers In The Region Of  
£140,000**

**3 bedrooms  
1 bathrooms  
1 receptions**

- INVESTMENT OPPORTUNITY - END TERRACED
- THREE BEDROOMS - TWO OF WHICH ARE LARGE DOUBLES
- OFF-ROAD PARKING AT THE REAR OF THE PROPERTY
- NEWLY RENOVATED KITCHEN AREA WITH ACCESS TO THE REAR PORCH
  - NEWLY LANDSCAPED GARDEN AREA
  - GAS BOILER CENTRAL HEATING
  - UPVC DOUBLE GLAZING
- CLOSE TO AMENITIES, BUS ROUTES NEARBY
  - NEW FAMILY BATHROOM
- COUNCIL TAX BAND A - FREEHOLD







**\*\*PERFECT FIRST HOME, INVESTMENT OPPORTUNITY OR BUY TO LET. STUNNING PROPERTY OFFERING MORE THAN YOU WOULD EXPECT\*\***

Welcome to this spacious end terrace house located on Skinner Street in the lovely area of Creswell, Worksop. This property boasts a large reception room, two comfortable bedrooms and a bathroom with a corner bath.

This property presents a fantastic investment opportunity, whether you are looking to add to your property portfolio or find a place to call home. Sold with no chain, the process of making this house your own is made even smoother.

Conveniently located close to amenities, you'll have easy access to shops, restaurants and other essentials. The vibrant community around Skinner Street adds to the appeal of this wonderful property.

Don't miss out on the chance to own this delightful house in Creswell. Book a viewing today and envision the possibilities that this lovely home has to offer.

Contact Pinewood Properties for more information or to book a viewing!

#### **Lounge/Diner**

23'9" x 12'7" (7.23m x 3.84m)

This large and inviting lounge and dining area extends to 7.23 by 3.84 metres, offering a spacious and flexible living environment. Light fills the room through a bay window, enhancing the neutral decor and warm carpeted flooring. The staircase with its black railing introduces a modern contrast to the otherwise classic space, which flows seamlessly through to the kitchen at the rear.

#### **Kitchen**

17'2" x 7'10" (5.22m x 2.40m)

This kitchen is thoughtfully designed with white cabinetry topped with marble-effect work surfaces, complemented by patterned floor tiles that lend character to the space. A large window above the stainless steel sink provides a pleasant view over the garden and fills the room with natural light. The kitchen is well equipped with an oven, hob, and extractor, while its generous length of 5.22 metres allows ample working and storage space.

#### **Landing**

The landing at the top of the stairs creates a compact yet practical space connecting to the bedrooms and bathroom. Neutral tones continue here, with neutral carpet and white walls enhancing the brightness of the area.

#### **Bathroom**

This bathroom boasts a modern finish with large marble-effect wall tiles surrounding the bath and shower area, contributing to a sleek and clean look. The white suite includes a bathtub with an overhead shower, a toilet, and a vanity unit with a washbasin, all set against the patterned floor tiles that tie in with the kitchen flooring.

#### **Bedroom 1**

10'1" x 12'8" (3.08m x 3.87m)

The master bedroom, measuring 3.08 by 3.87 metres, is a comfortable double room benefiting from a large window that brings in natural light, enhancing the neutral decor and carpeted flooring. Its size offers enough space for a double bed and additional bedroom furniture with ease.

#### **Bedroom 2**

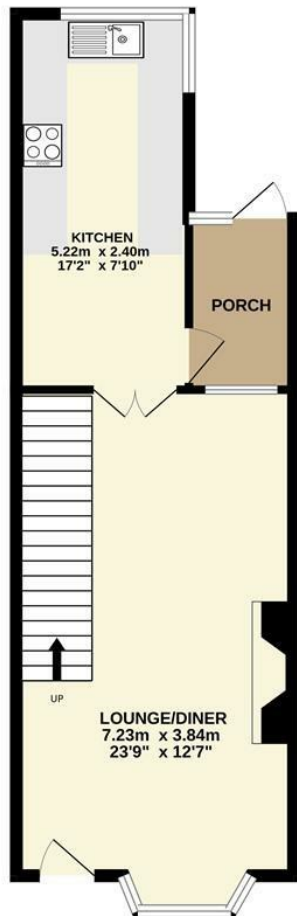
11'5" x 7'5" (3.47m x 2.27m)

Bedroom 2 is a cosy yet practical room measuring 3.47 by 2.27 metres. It is fitted with a large window that allows plenty of daylight and features neutral carpets and walls, making it easy to personalise and furnish.



GROUND FLOOR  
41.8 sq.m. (449 sq.ft.) approx.

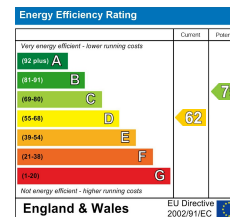
1ST FLOOR  
35.9 sq.m. (387 sq.ft.) approx.



TOTAL FLOOR AREA : 77.7 sq.m. (836 sq.ft.) approx.

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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### Bedroom 3

8'9" x 7'11" (2.66m x 2.41m)

This third bedroom, at 2.66 by 2.41 metres, offers a compact and versatile space. It features a window that overlooks the rear garden and neutral decor with carpet flooring, suitable for use as a bedroom or a study.

### Rear Garden

The rear garden provides a neat and well-maintained outdoor area, with a generous lawn bordered by a new wooden fence for privacy. It offers a pleasant green space ideal for relaxing or entertaining, with ample room for outdoor furniture or play equipment.

### Rear Parking Area

Adjacent to the garden is a paved parking area that offers convenient off-street parking. This practical space is bordered by fencing and provides easy access to the home's rear entrance.

### GENERAL INFORMATION

EPC: D

Council Tax Band: A

Total Floor Area: 836 sq. ft. Approx

uPVC Double Glazing

Gas Central Heating

Rear off-road parking

### Disclaimer

These particulars do not constitute part or all of an offer or contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly. If there are any points which are of particular importance to you, please check with the office and we will be pleased to check the position.

### Reservation Agreement

The Reservation Agreement is our unique Reservation process which provides a commitment to the terms agreed by the Buyers and the Sellers, that Gazeal guarantees, so both parties can proceed in the safest way possible. This ensures a fair and efficient process for all involved, offering protection against anyone who may not be truly committed.

We now offer a higher level of certainty to you if selling or buying through Pinewood, by offering a Reservation Agreement before we remove a property from the market. Once your sale or purchase is agreed you will be offered to reserve which will protect you from Gazumping/Gazundering, etc.

The Vendor/Buyer pays a small reservation fee to guarantee a meaningful financial commitment between each party to move forward with confidence that the property is reserved within an agreed timescale.

Our system stops either party just walking away or attempting to renegotiate the price after an offer is accepted. If either party withdraw and break the agreement then the innocent party is entitled to a compensation payment which Gazeal guarantee. This gives both parties security and peace of mind that the sale is secure and means that you reduce the risk of fall throughs.

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