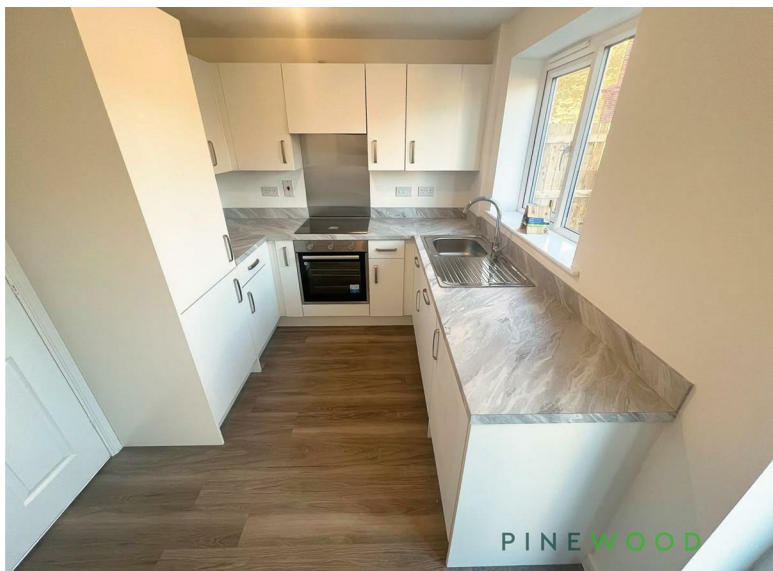


PINEWOOD



Colliery Way, Creswell, Worksop, S80 4FE



£1,100 Per Month



Welcome to this stunning detached house located on Colliery Way in the charming village of Creswell. This modern newbuild property offers a perfect blend of contemporary living and comfort, making it an ideal home for families or those seeking a peaceful retreat.

As you enter, you are greeted by a spacious reception room that provides a warm and inviting atmosphere, perfect for entertaining guests or enjoying quiet evenings in. The heart of the home is undoubtedly the modern fitted kitchen, which comes complete with high-quality appliances and a delightful dining area. This space is designed for both functionality and style, making meal preparation a pleasure.

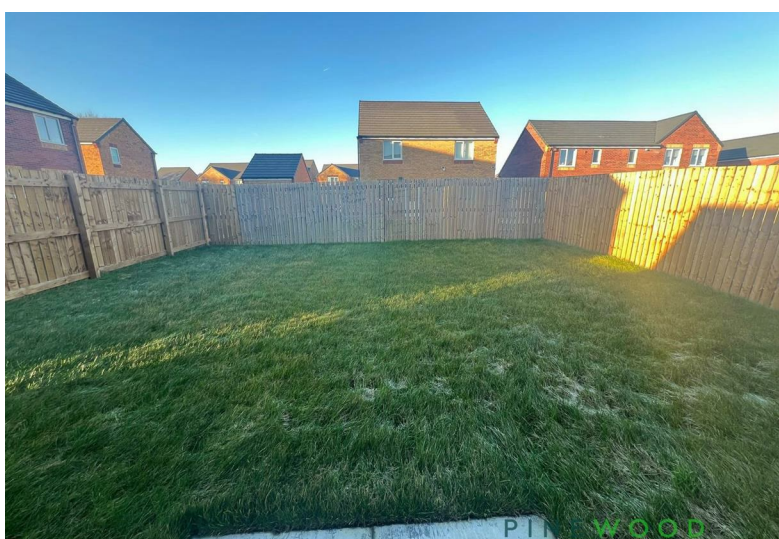
The property boasts three well-proportioned bedrooms, ensuring ample space for relaxation and privacy. The master bedroom is particularly impressive, featuring an Ensuite bathroom that adds a touch of luxury to your daily routine. Additionally, there is a conveniently located ground floor WC, enhancing the practicality of the home.

The house has been decorated and features new fitted carpets and vinyl. With parking available for two vehicles, you will find convenience at your doorstep.

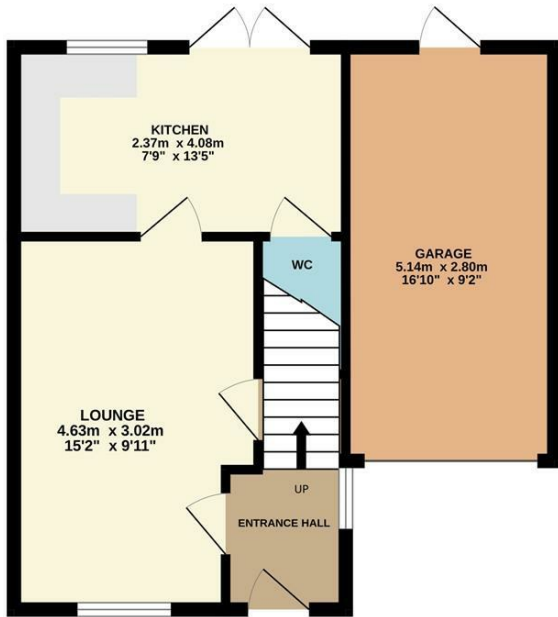
This delightful home is not just a property; it is a lifestyle choice, offering modern amenities in a tranquil setting. If you are looking for a new place to call home in Creswell, this detached house is certainly worth considering.

****If you would like to view this property, or apply for it, please click the 'Request Details' button on Rightmove and enter your information****

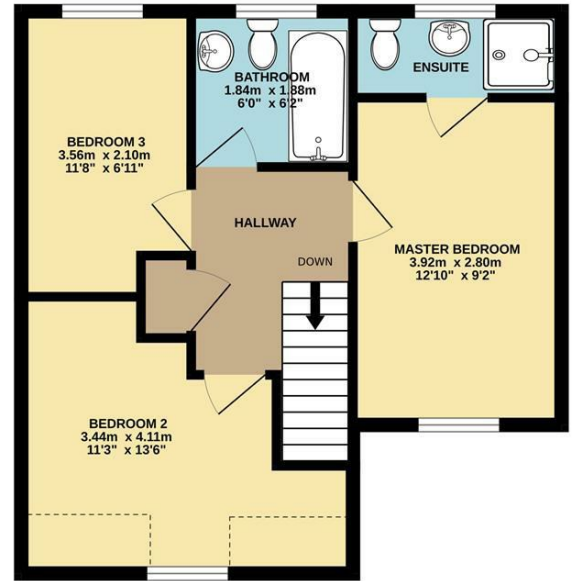
- | | |
|---------------------------------|-------------------------------|
| ■ NEW BUILD | ■ THREE BEDROOMS |
| ■ MODERN FITTED KITCHEN / DINER | ■ MASTER BEDROOM WITH ENSUITE |
| ■ AIR SOURCE HEAT PUMP | ■ NEW FITTED CARPETS |
| ■ NEW DECORATION | ■ OFF STREET PARKING & GARAGE |
| ■ COUNCIL TAX BAND: C | ■ SECURITY DEPOSIT £1269 |



GROUND FLOOR
42.3 sq.m. (455 sq.ft.) approx.



1ST FLOOR
42.3 sq.m. (455 sq.ft.) approx.



TOTAL FLOOR AREA : 84.5 sq.m. (910 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

DISCLAIMER

GENERAL - Whilst Pinewood Property Estates endeavour to make our sales particulars accurate they do not constitute or form part of an offer or any contract and none are to be relied upon as statements of representation or fact. Please be advised that some of the particulars may be awaiting vendor approval. If you require clarification or further information on any points, please contact Pinewood Properties, especially if you are travelling some distance to view.

SERVICES, SYSTEMS AND APPLIANCES listed in this advertisement have not been tested by Pinewood Property Estates and no guarantee as to their operating ability or efficiency is given. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

MEASUREMENTS have been taken as a guide to prospective buyers only, and are not precise. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

FIXTURES AND FITTINGS may be mentioned in the advertisement but all these may not be included in the sale and are to be agreed with the seller.

MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

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