

PINEWOOD



High Street, Whitwell, Worksop, Nottinghamshire S80 4RE

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Offers In The Region Of
£700,000



A TRUE GEM WITH NO UPWARD CHAIN... Welcome to this stunning detached family house located on High Street in the charming village of Whitwell, Worksop. Dating back to the 1800's, this house is brimming with character and traditional features that will surely captivate your heart.

As you step inside, you are greeted by two spacious reception rooms, perfect for entertaining guests or simply relaxing with your loved ones. The traditional farmhouse style kitchen offers a great space for cooking up a feast.

The property boasts three bedrooms with an office which has the potential to be made into a fourth bedroom, providing ample space for a growing family or for guests to stay. The two well-appointed bathrooms, ensuring convenience and comfort for all residents. No more queuing in the morning rush!

Parking will never be an issue with space for up to four vehicles and a large garage. The fabulous enclosed rear garden is a true gem, offering a private oasis where you can unwind amidst nature or host summer barbecues with friends and family.

This property is not just a house; it's a warm and inviting family home where memories are waiting to be made. Don't miss the opportunity to own this piece of history and create your own story within its walls.

TO ARRANGE YOUR VIEWING, CALL PINEWOOD PROPERTIES ON 01246 810519

■ BEAUTIFUL THREE BEDROOM DETACHED FAMILY HOME WITH NO UPWARD CHAIN

■ OPTION TO CONVERT A FOURTH BEDROOM

■ LARGE WELL ESTABLISHED ENCLOSED REAR GARDEN

■ GAS CENTRAL HEATING

■ VILLAGE LOCATION

■ TRADITIONAL FEATURES

■ MASTER BEDROOM WITH EN SUITE

■ AMPLE OFF ROAD PARKING AND GARAGE

■ uPVC DOUBLE GLAZING

■ COUNCIL TAX BAND F

Reception Hall

11'9" x 12'0" (3.60 x 3.68)

Entering the property through a composite front door into a functional entrance/reception room which could be also used as a snug or study. There are 3/4 panelled walls and an open fire place along with the staircase up to the first floor. To the left is a doorway into the lounge and to the right is a doorway into the dining room. A uPVC door gives access out to the rear garden.

Lounge

15'3" x 22'0" (4.65 x 6.73)

This bright and airy lounge spans from the front to the rear of the property. There is a traditional feature fireplace currently with a multifuel burner. To the front aspect is a timber window and to the rear aspect are double patio doors offering views and access to the rear garden. The room has painted decor and carpet along with a central heating radiator.

Dining Room/ additional Lounge

10'9" x 21'8" (3.28 x 6.61)

This multifunctional space spans the property from front to rear and can be used as a dining room and additional lounge. There are uPVC patio doors overlooking and accessing the rear garden and a timber window to the front aspect. The room has a delightful traditional feature fireplace housing a multi fuel burner. There is neutral painted paper decor, carpet and a central heating radiator.

Kitchen Diner

23'7" x 14'0" narrowing to 7'5" (7.2 x 4.29 narrowing to 2.27)

A large country style kitchen with fitted wall and base units, a stainless steel sink and drainer with mixer tap and space for freestanding appliances. The former fireplace creates a fabulous space for a Range style cooker. There are two rear aspect double glazed windows overlooking the rear garden and a front aspect timber window. The country kitchen feel is finished by terracotta coloured tiled flooring. The rear garden can also be accessed via a uPVC door. Off the kitchen is a utility/cloakroom and a large office.

Office/Bedroom Four

11'11" x 17'7" (3.64 x 5.36)

This ground floor room is currently used as a large office but could function as a fourth bedroom. There is neutral decor with an exposed beam, wooden flooring, uPVC double glazed windows to the rear and side aspect.

Utility Room

7'1" x 9'6" (2.17 x 2.90)

A practical cloakroom/utility room off the kitchen with a tiled flooring, a WC and pedestal sink. There is plumbing for a washing machine and tumble dryer. Access to the integral garage can be obtained via a uPVC door.

Garage

18'9" narrowing to 12'10" x 28'2" (5.74 narrowing to 3.92 x 8.6)

A large traditional stone barn currently used as a good sized integrated garage and workshop. There is a side aspect up and over manual garage door and three small traditional timber windows.

Staircase and Landing

A staircase from the reception hallway up to the first floor leads to a landing area giving access to all first floor rooms. There is neutral painted paper decor, carpet, central heating radiator and two front facing uPVC double glazed windows.

Bedroom One

14'10" x 14'6" (4.54 x 4.42)

The master bedroom is a large and bright room with uPVC double glazed windows to the front and side aspect. There is painted paper decor and neutral carpet along with a central heating radiator. Off the master bedroom is a good sized Ensuite.

En suite

9'0" x 7'11" (2.75 x 2.43)

To the rear aspect off the master bedroom is an Ensuite shower room with a large shower cubicle, white WC and pedestal sink. There is wooden flooring, neutral paper decor and partial tiling and a central heating radiator. Within the Ensuite is a door giving access to a useful walk in wardrobe/ store cupboard.

Bedroom Two

11'4" x 9'7" (3.46 x 2.93)

The rear aspect facing double bedroom has one painted panelled wall and three neutral paper decor, carpet , uPVC double glazed window and a central heating radiator. There is a lovely feature exposed beam and a feature fireplace.

Bedroom Three

11'9" x 6'9" (3.60 x 2.08)

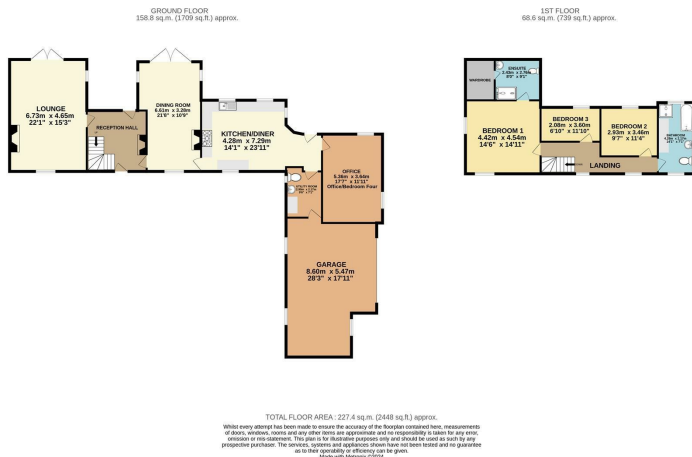
The rear aspect facing double bedroom has neutral paper decor, carpet, uPVC double glazed window and a central heating radiator. There is a lovely feature exposed beam.

Bathroom

7'1" x 14'0" (2.17 x 4.28)

A good sized family bathroom with white three piece suite consisting of WC, pedestal sink and panelled bath along with a separate shower. There is also some practical built in storage. The room offers a wooden flooring, dual aspect uPVC windows with obscured glass and a central heating radiator.





Outside and Garden

The property offers a large amount of outdoor space. To the front is a walled courtyard garden with gate, which steps down to the front entrance. There is adequate space for plant pots and raised beds. The side of the property offers off road parking for up to 4 cars and access to the garage. There is also an area currently used as a log store. Through a delightful gateway is a fabulous rear garden with two sections laid to lawn, along with mature borders, trees and a good sized patio area. The rear garden can also be accessed via patio doors in the Lounge and Dining Room and a door from the entrance reception room. There is also access from the kitchen.

General Information

Tenure: FREEHOLD
Council Tax Band-F
Gas Central Heating
uPVC Double Glazing and some Timber Windows

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.



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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.

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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	

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