



## 379 GATEFORD ROAD WORKSOP, S81 7BH

£110,000  
FREEHOLD

\*\*\*\*\* GUIDE PRICE £110,000 - £120,000 \*\*\*\*\*

Offered with no upward chain, this well-presented two-bedroom mid-terrace home is situated in a sought-after location of Worksop, close to a range of local shops, schools, amenities, and excellent transport links.

The property features a spacious living room with a stone-feature fireplace, a modern breakfast kitchen, and a stylish ground floor shower room. To the first floor are two generously sized double bedrooms, both well decorated and offering useful built-in storage.

Externally, the home benefits from a low-maintenance front garden and a south-west facing rear garden with resin seating area, pebbled section, and lawn — ideal for enjoying the sunshine. The property also includes solar panels, helping to keep running costs affordable.

This delightful home is perfect for first-time buyers, investors, or those looking to downsize and would make an excellent, ready-to-move-into purchase in a convenient and popular residential area.

Kendra  
Jacob

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# 379 GATEFORD ROAD

- Two-bedroom mid-terrace home in a sought-after area of Worksop
- Offered with no upward chain – ready for immediate move-in
- Spacious living room with stone-feature fireplace and gas log-effect fire
- Modern breakfast kitchen with space for appliances and rear access
- Contemporary downstairs shower room with walk-in rainfall shower
- Two generous double bedrooms with built-in storage
- Low-maintenance front garden and south-west facing rear garden
- Fitted solar panels helping reduce energy costs
- Ideal for first-time buyers, investors, or those looking to downsize
- Close to local shops, schools, and excellent transport links



## LIVING ROOM

A well-proportioned and welcoming living room featuring a front-facing UPVC double-glazed window and entrance door. The room is tastefully finished with ceiling coving and a central heating radiator. The focal point of the room is a charming stone-feature fireplace with a gas log-effect fire, creating a warm and inviting atmosphere.

## BREAKFAST KITCHEN

A bright and practical breakfast kitchen offering a range of wall and base units with complementary roll-edge work surfaces. The design includes a ceramic sink unit with mixer tap and space for freestanding appliances such as a gas cooker and fridge freezer. The kitchen benefits from tiled splashbacks and flooring, a rear-facing UPVC double-glazed window, and a staircase leading to the first-floor landing. A door provides access to the rear hallway.

## REAR HALLWAY

The rear hallway features a side-facing UPVC double-glazed entrance door and tiled flooring. There is a large storage cupboard with plumbing for an automatic washing machine, along with a door giving access to the modern downstairs shower room.

## DOWNSTAIRS SHOWER ROOM

A contemporary shower room fitted with a walk-in shower unit and rainfall-style shower, wash hand basin with mixer tap, and low-level WC. The space is complemented by tiled splashbacks, a modern vertical radiator, a useful storage cupboard with shelving, and a roof-facing double-glazed window.

## FIRST FLOOR LANDING

The landing provides access to two double bedrooms.

## MASTER BEDROOM

A generous and tastefully decorated master bedroom featuring two front-facing UPVC double-glazed windows, fitted double wardrobes to one wall, a central heating radiator, and access to the loft space.

## BEDROOM TWO

A good-sized second double bedroom with a rear-facing UPVC double-glazed window, central heating radiator, and a large storage cupboard housing the wall-mounted combination boiler and solar panel controls.

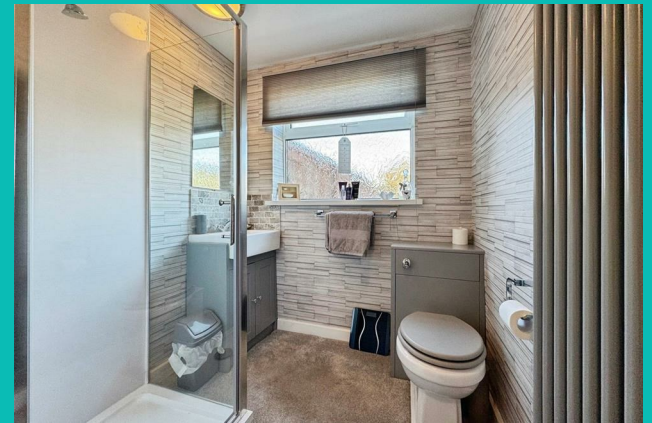
## EXTERIOR

To the front of the property is a low-maintenance garden area with gated access leading to the rear. The south-west facing rear garden offers a mix of resin seating area, pebbled section, and lawn — perfect for relaxing outdoors and enjoying the afternoon sun.

## AGENTS NOTE

The property benefits from fitted solar panels, helping to reduce energy costs.

379 GATEFORD ROAD





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**ADDITIONAL INFORMATION**

**Local Authority** – Bassetlaw

**Council Tax** – Band A

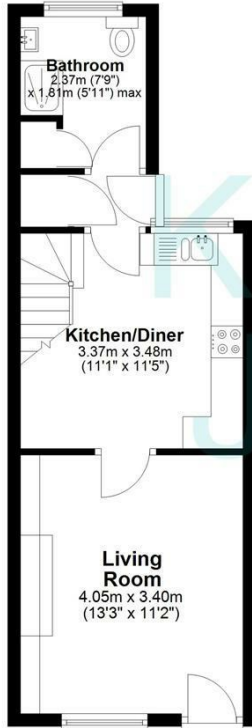
**Viewings** – By Appointment Only

**Floor Area** – 676.10 sq ft

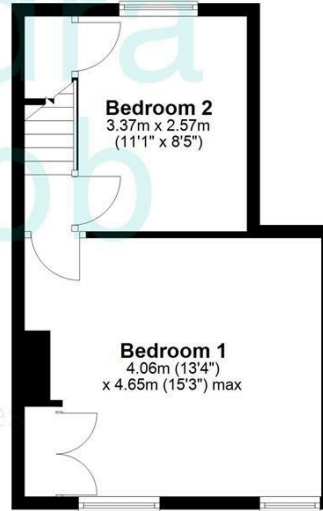
**Tenure** – Freehold



**Ground Floor**  
Approx. 32.1 sq. metres (345.9 sq. feet)



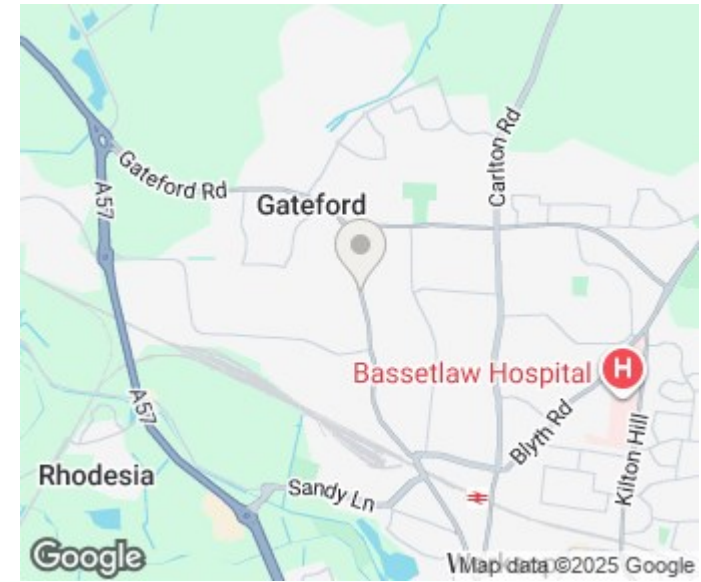
**First Floor**  
Approx. 30.7 sq. metres (330.2 sq. feet)



Total area: approx. 62.8 sq. metres (676.1 sq. feet)

The floorplans provided are for illustrative purposes only and may not represent the exact scale, dimensions, or specifications of the property. Measurements are approximate and should not be relied upon for any legal or financial decisions. It is the responsibility of the buyer, tenant, or their representatives to verify the accuracy of the details provided herein. For exact measurements, professional advice, or any other clarifications, please consult a licensed surveyor or property expert.

Plan produced using PlanUp.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>67</b>	<b>74</b>
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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