



20 Denbigh Avenue, Worksop
S81 7SZ
£275,000

Stunning Five-Bedroom Detached Family Home with Generous Garden and Driveway

This beautifully presented and deceptively spacious five-bedroom detached residence offers stylish and versatile living across three floors. Situated in a sought-after modern development, the property is ideal for families seeking comfort, space, and convenience.

Accommodation includes a spacious master bedroom with en-suite, a second en-suite bedroom, a third bedroom and a family bathroom on the first floor. The second floor features two further double bedrooms connected by a neutral Jack & Jill en-suite shower room.

Located within easy reach of excellent local amenities, including shopping facilities, Outwood Academy Valley, public transport, and major transport links via the A57, A1, M1, and M18.

- **** NO UPWARD CHAIN****
- **DOWNSTAIRS WC**
- **CONVERTED GARAGE - OFFICE/BAR/PLAYROOM**
- **NEAR TO M1 AND A1 MOTORWAY LINKS**
- **5 BEDROOMS**
- **SPACIOUS OPEN PLAN KITCHEN DINER**
- **AMPLE STORAGE**
- **3 EN-SUITES**
- **ENCLOSED GARDEN**
- **CLOSE TO SHOPS AND BORH PRIMARY AND SECONDARY SCHOOLS**

locating your ideal home



Entrance Hall

Entrance hall

With tiled flooring, gas central heating radiator and staircase to first floor landing.

Down Stairs WC

5'6" - 3'6" (1.68 - 1.09)

With pedestal wash hand basin, WC, complementary tiling and double glazed window.

Kitchen Diner

22'4" - 10'5" (6.81 - 3.20)

An impressive fitted kitchen featuring a range of wall and base units incorporating complementary work surfaces, island, inset sink with mixer tap, modern tiling, range cooker with extractor above, space for further appliances, useful spacious under stairs storage cupboard, two gas central heating radiators, vinyl flooring and three double glazed windows.

Living Room

20'8" - 10'11" (6.32 - 3.33)

The spacious living room has a front facing UPVC double glazed window, gas central heating radiator and French doors to the garden.

First Floor Landing

With gas central heating radiator and staircase to second floor landing, access to x3 bedrooms and family bathroom.

Bedroom One

17'5" - 10'0" (5.31 - 3.05)

With two double glazed windows, gas central heating radiator, built in wardrobes and door leading to en-suite.

En-Suite One

6'9" - 6'11" (2.06 - 2.11)

En-suite shower room comprises of electric shower enclosure, pedestal wash hand basin, WC, complementary tiling, gas central heating radiator, vinyl flooring and double glazed window.

Bedroom Two

11'1" - 10'11" (3.38 - 3.33)

Another spacious double room, with front facing double glazed window, gas central heating radiator, built in wardrobe and door to en-suite.

En-Suite Two

6'0" - 4'9" (1.83 - 1.45)

En suite shower room comprises of shower enclosure, pedestal wash hand basin, WC, complementary tiling, vinyl flooring and double glazed window.

Bedroom Three

9'6" - 8'9" (2.92 - 2.67)

With double glazed window and gas central heating radiator and built in storage cupboard.

Second floor landing

With gas central heating radiator, access to fourth and fifth bedroom and Jack and Jill En-suite shower room.

Bedroom Four

14'0" - 10'7" (4.29 - 3.25)

With double glazed window, gas central heating radiator, built in wardrobes and door to the Jack and Jill en-suite.

Bedroom Five

14'11" - 10'7" (4.55 - 3.25)

With double glazed window, gas central heating radiator, two built in wardrobes and door to the Jack and Jill en-suite.

Jack and Jill En-suite

5'6" - 12'4" (1.70 - 3.76)

Jack and Jill En-suite shower room comprises of enclosed shower unit, pedestal wash hand basin, WC, complementary tiling, gas central heating radiator and double glazed Velux window.

Garage/Bar Room

The garage has been converted and is currently being used as a bar and beauty room. a versatile space which could be used as an Office, playroom, storage or summer room.

Outside

To the rear of the property there is a low maintenance enclosed garden with paved patio. The garage has been converted and is accessed via the French doors within the garden. Driveway gives parking for 2 cars.



Tel: 01909 475111



Ground Floor

Approx. 54.9 sq. metres (591.0 sq. feet)

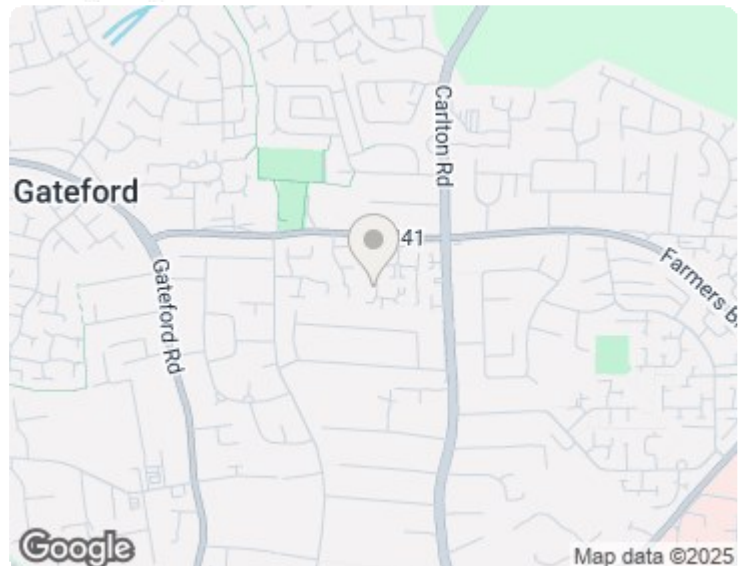


Total area: approx. 161.5 sq. metres (1738.0 sq. feet)

Whilst every effort has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission or mis-statement.
Plan produced using PlanUp.

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	80	88
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		



Important Notice: Prospective purchasers should note that these sales particulars have been prepared in good faith to give a fair overall view of the property and NOT as a statement of fact. Burrell's Estate Agents have not checked any services, appliances, equipment or facilities mentioned within these particulars and therefore cannot confirm them to be in working order. These sales particulars, including the description, photos and floorplans, are for guidance only and do not constitute part of an offer or contract.

You will be required to provide us with financial information in order to verify your position, before we can recommend your offer to the vendor. We will also require proof of identification in order to adhere to Money Laundering Regulations.

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