



Hawfinch Meadows, Retford DN22 7ZS



welcome to

Hawfinch Meadows, Retford

BEAUTIFUL FAMILY HOME located to this popular MODERN development close to Retford centre. Featuring OPEN PLAN LIVING to the ground floor, FOUR DOUBLE BEDROOMS, ample OFF ROAD PARKING and DOUBLE GARAGE. Early Viewing is recommended. VIRTUAL TOUR AVAILABLE.



Ground Floor Accommodation

Entrance Hall

Inviting entrance hall housing the stairs to the first floor and having a useful storage cupboard by the front door and a central heating radiator.

Cloakroom

Situated just off the hall and fitted with a wc and vanity wash hand basin incorporating drawers. Side facing double glazed window with obscure glass, tiling to the floor, central heating radiator and coving to the ceiling.

Dining Kitchen

Light and bright dining kitchen with a well equipped kitchen consisting of modern cabinetry with a central island and complimentary worktops. Benefitting from a host of quality integrated appliances including a five ring induction hob double oven with top incorporating a microwave with modern extractor over, fridge, freezer and dishwasher. Front facing double glazed window, two central heating radiators, recessed lighting, coving to the ceiling and bifold doors with fitted vertical blinds offering attractive views over the garden to the rear.

Living Room

Spacious main reception room flooded with natural light from the rear facing bifold doors fitted with vertical blinds. Feature fireplace with hearth, surround and electric stove, coving to the ceiling and two central heating radiator. Stylishly decorated and open plan to the dining kitchen making an ideal space for entertaining.

Utility Room

Fitted with base units leaving space for a washing machine and tumble dryer with worktop over. Stainless steel sink and drainer, tiling to the floor, wall mounted boiler, central heating radiator and a front facing double glazed window with roman blind.

First Floor Accommodation

Double bedroom with a stunning vaulted ceiling and three built in wardrobes. Large rear facing double glazed window, central heating radiator, fitted carpet and benefitting from an air conditioning unit.

En-Suite

Fitted with a shower cubicle, vanity wash hand basin and wc. Side facing double glazed window with roller blind, wall mounted mirrored vanity unit, tiling to the floor and walls, chrome heated towel rail, Extractor fan, recessed lighting and coving to the ceiling.

Bedroom Two

Double bedroom with built in wardrobes, central heating radiator, coving to the ceiling, fitted carpet and a front facing double glazed window.

Bedroom Three

Double bedroom with built in wardrobes, central heating radiator, fitted carpet, coving and a front facing double glazed window.

Bedroom Four

Double bedroom with a built in wardrobe, fitted carpet, central heating radiator, coving to the ceiling and a rear facing double glazed window.

Bathroom

Attractive bathroom fitted with a four piece suite comprising bath, separate shower cubicle, vanity wash hand basin and wc. Fully tiled with a chrome heated towel rail, recessed lights, extractor fan and a front facing double glazed window with obscure glass.

External

Open plan garden to the front elevation with a grassed lawn, well stocked borders and a block paved driveway providing off road parking for several vehicles. Benefitting from power supply and water supply to the front and rear gardens. A side pedestrian gate leads to the landscaped rear garden which is enclosed and thoughtfully designed. Paved seating area, grassed lawn with edging and well stocked borders displaying a variety of colourful plants and shrubs. Lighting and power sockets available. Solar panels to front, side and rear of property.

Garage

Double garage with power and light connected.

Double Garage

Agents Note

We are advised by the current vendor a service charge is payable for the upkeep of communal areas. This is currently at £150.00 per annum.

Utilities

Mains electric and solar panels with two batteries, gas central heating, mains water and drainage.



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welcome to

Hawfinch Meadows, Retford

- Immaculate Detached Family Home
- High Standard of Finish and Decoration
- Solar Panels
- Four Double Bedrooms with Built in Wardrobes
- Landscaped Rear Garden

Tenure: Freehold EPC Rating: B
Council Tax Band: E

offers in the region of

£460,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
RFD110653 - 0005

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