



NEWTON



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FALLOWELL



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1 Tilm Court, Retford

£300,000 Freehold

THREE BEDROOM DETACHED BUNGALOW · SHORT WALK TO TOWN CENTRE · LOCATED ON A CORNER PLOT · QUIET RESIDENTIAL AREA · OPEN PLAN LIVING DINING AREA · OFF ROAD PARKING · DETACHED GARAGE · WELL MAINTAINED WRAPAROUND GARDEN AND PATIO AREA · EPC RATING 'C'



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Entrance Porch

The property is entered via a uPVC door with double glazed obscured glass and a matching side light.

Entrance Hallway

The entrance hallway features a useful airing cupboard housing a new Worcester combi boiler, an additional storage cupboard and a single panel radiator. A wooden internal door with glazed panels and matching side light leads through to the main accommodation.

Lounge / diner

23' 2" x 16' 1" (7.06m x 4.91m)

A bright and spacious lounge/diner with double glazed windows to multiple aspects, allowing plenty of natural light. The room benefits from two double panel radiators, a TV point, a fireplace with mantel and surround, and a serving hatch through to the kitchen.

Kitchen

10' 11" x 10' 1" (3.33m x 3.08m)

The kitchen is fitted with floor and wall mounted cupboards and benefits from a double glazed window to the rear aspect and a

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Entrance Hallway

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Lounge / diner

23' 2" x 16' 1" (7.06m x 4.91m)

A bright and spacious lounge/diner with double glazed windows to multiple aspects, allowing plenty of natural light. The room

Bedroom 2

11' 11" x 9' 3" (3.62m x 2.83m)

Bedroom two benefits from a double glazed window to the front aspect, fitted wardrobes, a single panel radiator and carpeted flooring throughout.

Bedroom 3

8' 11" x 8' 5" (2.73m x 2.57m)

Bedroom three features a double glazed window to the front aspect, a single panel radiator and carpeted flooring.

Shower Room

8' 6" x 7' 7" (2.59m x 2.32m)

The shower room is fitted with a low-level flush WC, wash hand basin with mixer tap set in a vanity unit, wall-mounted heated



This well-presented three-bedroom bungalow is perfectly situated in a quiet residential area of Retford, Nottinghamshire. Set on a desirable corner plot, this freehold property offers comfortable single-level living enhanced by thoughtfully designed spaces and a range of practical features.

Upon entering, the accommodation opens into a spacious lounge, providing an ideal setting for relaxation or entertaining guests. Adjoining the lounge, the dedicated dining room offers flexibility for family meals or formal dining occasions. The well-proportioned kitchen provides ample workspace and innovative storage solutions, making it highly functional for everyday living.

Each of the three bedrooms has been designed to offer comfortable sleeping accommodation. A centrally located bathroom serves the property and incorporates essential fixtures, supporting all requirements for daily routines and convenience.

Externally, the bungalow enjoys a private garden, presenting opportunities for gardening or outdoor seating. Off-road parking is afforded via a private driveway and a garage, ensuring secure vehicle storage and additional storage possibilities for



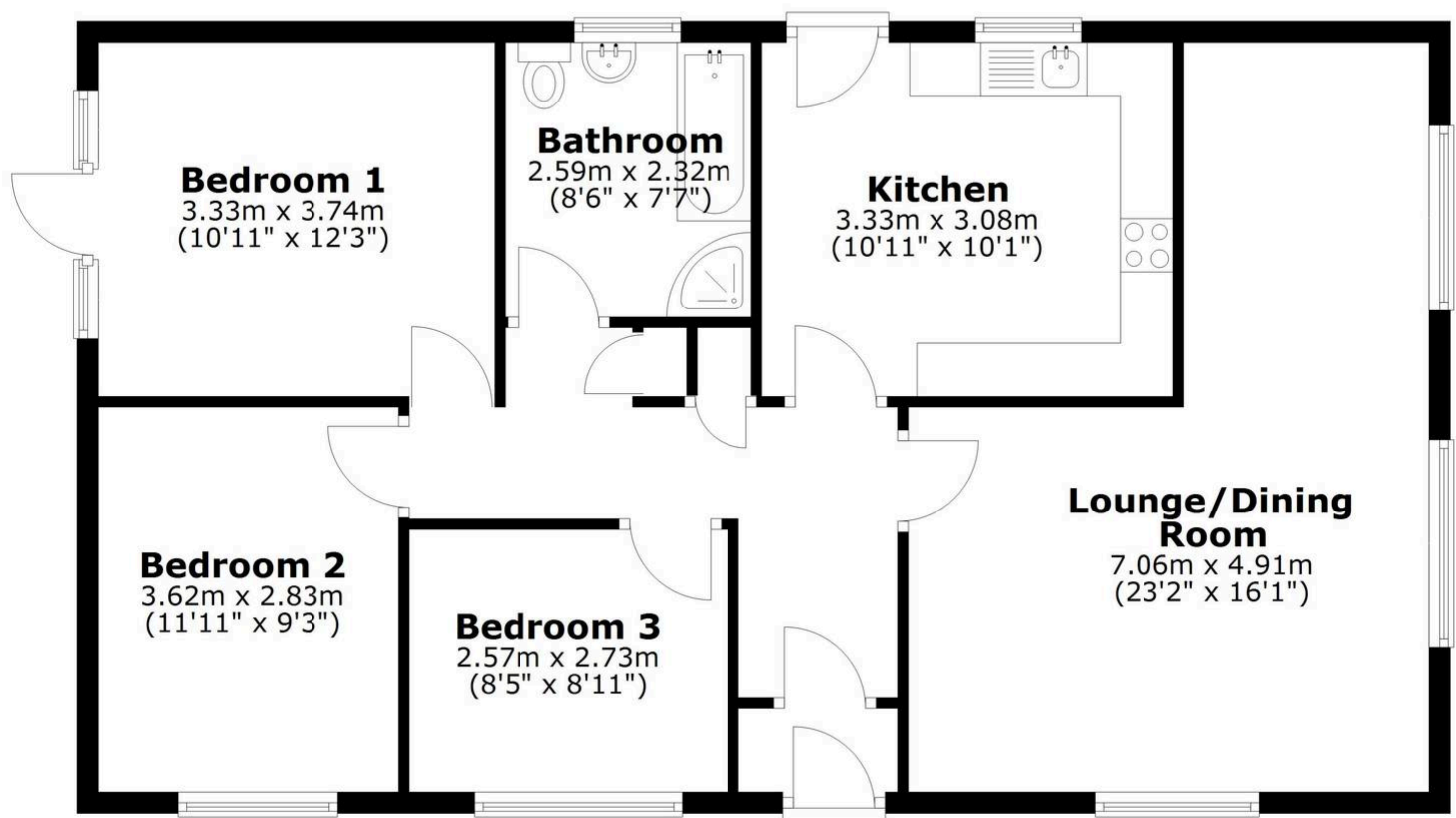
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Ground Floor

Approx. 85.4 sq. metres (919.7 sq. feet)



Total area: approx. 85.4 sq. metres (919.7 sq. feet)

You can include any text here. The text can be modified upon generating your brochure.