





Tunnel Road, Retford

Guide Price £135,000

• **FOR SALE BY AUCTION** • Deceptively Spacious THREE BEDROOM Mid-Terrace • Brand New Boiler- Installed in March 2026 • Two Versatile Outdoor Stores, Currently Utilised as a Utility Room & Laundry Room • Handy Detached Outbuilding Offering Excellent Conversion/ Annexe Potential- Subject to the Necessary Planning Consents • Fully Enclosed Rear Garden Requiring Little Maintenance & Sheltered Seating Area • Conveniently Located in a Popular Residential Area of Ordsall

ALEXANDER JACOB
ESTATE AGENTS & COMPANY

A deceptively spacious THREE BEDROOM mid-terrace, boasting well-proportioned accommodation, and a brand new boiler- installed in March 2026. The traditional living accommodation briefly comprises a spacious lounge, kitchen diner, well-appointed ground floor family bathroom, master bedroom complete with walk-in wardrobe, two further bedrooms, and a handy first floor WC. Further versatile accommodation resides in two outdoor stores, currently utilised as a utility room and laundry room, whilst a handy outbuilding offers excellent conversion/ annexe potential- STPP. Outside sees a fully enclosed rear garden requiring little maintenance, and a sheltered seating area. Conveniently located in a popular residential area of Ordsall, 18 Tunnel Road benefits from everyday amenities, a bustling pub, pharmacy, and nursery in its locality. Ordsall Primary School, having most recently achieved a good Ofsted rating, is just a brief walk away. Retford's town centre is also easily accessible, hosting a further array of conveniences, leisure facilities, schools for all age groups, and excellent road and rail links. Retford Train Station offers a direct link to London King's Cross in less than 90 minutes at selected times.





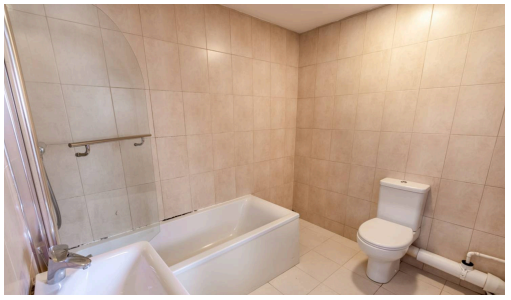


Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: E





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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan..
CP Property Services @2026