

Freehold

Asking Price: £230,000

Eyre Court, Bramley, Rotherham, S66



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Entrance Hall Having a front facing double glazed entrance door, coving to the ceiling and a radiator. There is a useful under stairs storage cupboard along with stairs rising to the first floor landing. Doors open to the WC and the kitchen.

Ground Floor WC Fitted with a white low flush WC and a wash hand basin with tiling to splashback height. In addition there is an extractor fan and a radiator.

Kitchen Diner 5.11 x 3.38. Fitted with a range of wall mounted and base level units with roll edge work surfaces incorporating a one and a half bowl stainless steel sink with mixer tap. There is an integrated four ring gas hob with extractor hood over, built in double electric oven, fridge freezer and plumbing for a washing machine. Having tiling to splashback height, coving to the ceiling and a radiator. A cupboard houses the central heating boiler and there is a rear facing UPVC double glazed window along with rear facing UPVC double glazed French doors.

Landing Having coving to the ceiling and a radiator. Stairs rise to the second floor landing and doors open to the lounge and master bedroom.

Lounge 5.09 x 4.56. (Both measurements are the maximum measurements. The first reduces to 2.66 with the latter reducing to 3.16) A well presented room with two front facing double glazed French doors opening to a Juliette balcony. Having coving to the ceiling and a radiator.

Master Bedroom 4.07 x 3.50. Rear facing UPVC double glazed window and a radiator. A door opens to the en-suite shower room.

En-suite Shower Room Fitted with a white suite comprising a shower cubicle, low flush WC and a wash hand basin. There is tiling to splashback height and to the floor, downlights to the ceiling along with a heated towel rail and a rear facing UPVC double glazed window.

Landing Having coving to the ceiling and doors open to the second floor bedrooms and bathroom.

Bedroom 2 4.24 x 2.78. Front facing UPVC double glazed window and a radiator.

Bedroom 3 4.38 x 3.14. Rear facing UPVC double glazed window and a radiator.

Bedroom 4 3.30 x 2.27. Front facing UPVC double glazed window, radiator and a storage cupboard.

Family Bathroom 2.55 x 1.89. Fitted with a white suite comprising a panelled bath with shower screen and shower over, low flush WC and a wash hand basin. Having tiling to splashback height, downlights to the ceiling, heated towel rail and a rear facing UPVC double glazed window.

Outside To the front is a small lawn and a driveway that provides off road parking and in turn gives access to an integral garage. At the rear is a well appointed and enclosed garden that has a flagged patio and pebbled seating area along with an artificial lawn with shrub borders.

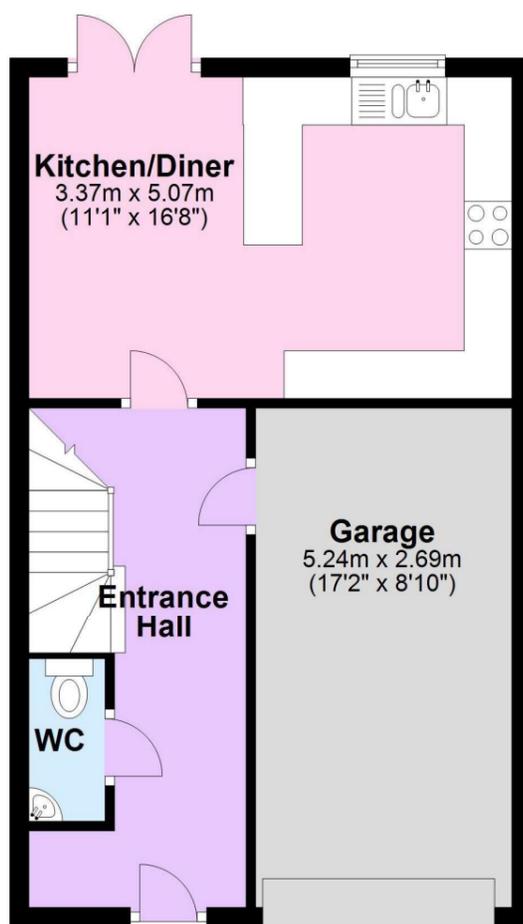


- Four bedroom, three storey town house
- Generous size accommodation
- Cul de sac position
- Master bedroom with en-suite shower room
- Fitted dining kitchen
- Driveway and garage
- Ideally located for a range of amenities
- Viewing is highly recommended!

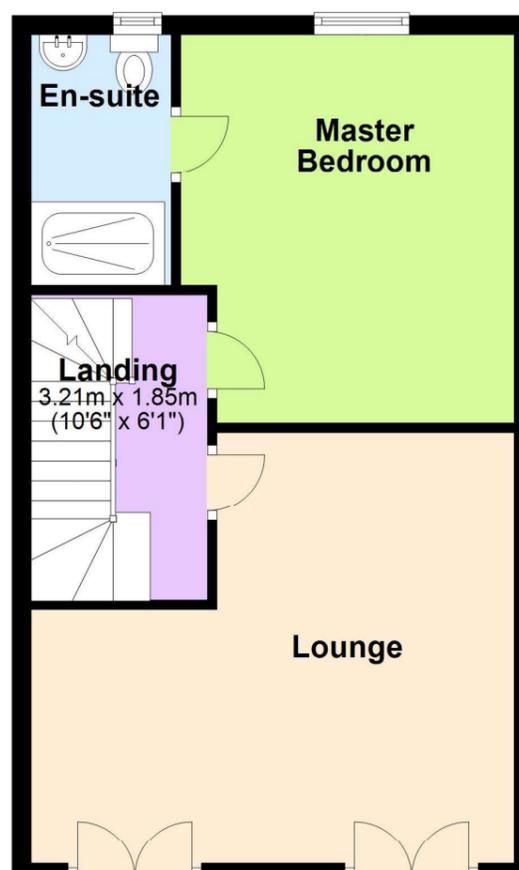
Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

Ground Floor



First Floor



Second Floor

