



Rotherstoke Close, Moorgate, Rotherham, S60

GROUND FLOOR FLAT, CONVENIENT LOCATION, GENEROUS SIZE, GARAGE AND COMMUNAL GROUNDS.

Upon this ever popular development and offering easily manageable ground floor accommodation of generous size. Having been well maintained the property includes two double bedrooms, large living room and kitchen along with bathroom which offers the potential to remodel.

There is a brick built garage within the garage court all set within the attractive communal grounds. So well placed to be within easy reach of Rotherham and Sheffield centres and with bus services and supermarket within short walk upon Moorgate Road, the property is ideal for retirees or professionals seeking a well placed commuter base.

Communal Entrance Lobby

Entrance Hall With entrance door and intercom.

Lounge/Dining Room 5.80 x 3.38. With large front aspect window.

Kitchen 2.98 x 2.80. With a range of fitted units with work surfaces, one and a half bowl sink with mixer tap, front aspect, laminate floor and plumbing for washer. Wall mounted combination gas boiler and tiling to the sink and work surface area.

Bedroom One 4.82 x 3.39. With rear aspect and fitted wardrobes.

Bedroom Two 2.90 x 2.81. (Minimum measurements to wardrobes)
With rear aspect and built in wardrobes.

Shower Room 2.29 x 1.68. With primrose coloured suite comprising wc, wash basin and corner shower enclosure with electric shower. Full wall tiling, airing cupboard and shaver point.

Outside There are attractive communal grounds with on road parking available and a brick built garage.

Garage A brick built garage is located in the adjacent garage court. As facing the garage court the garage is the bottom one on the right hand side.



- Two bedroom ground floor flat
- Central heating and double glazing
- Communal grounds with garage
- Convenient location
- Easy access to Rotherham, Sheffield and the M1
- Generous room sizes

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



This plan is used for illustration purposes only
Plan produced using PlanUp.