

Russett Court, Maltby, Rotherham, S668SP

SUPER CUL DE SAC LOCATION, FOUR BEDROOMS, CONSERVATORY, LOVELY GARDENS, DRIVE AND GARAGE.

Located to this modern cul de sac is a very well appointed four bedroom, two bathroom detached family home. Including central heating and double glazing, fitted kitchen and rear conservatory this generously sized home offers an outstanding opportunity for family living upon this ever popular development. Close to an array of village amenities and the motorway network this beautiful home offers and ideal commuter base with very well appointed accommodation throughout, lovely gardens, drive and garage.

Entrance Hall With double glazed front door, parquet floor, access door to garage and stairs rising to the first floor.

Cloakroom/WC With wc and wash basin with tiling.

Lounge 5.70 x 3.3.. (Maximum measurements)
With front bay window and Minster style fire surround with electric fire.

Dining Room 3.87 x 2.57. With double glazed French doors providing access to the conservatory.

Breakfast Kitchen 4.58 x 2.90. With a range of fitted retro units in cream with work surfaces. Sink with mixer tap, twin rear aspect windows, double glazed rear door and tiling to the sink and work surface area. Integrated cooking appliances of gas hob with extractor and electric oven and also plumbing for washer.

Conservatory 4.03 x 3.01. A double glazed conservatory with French doors opening to the rear gardens.

First Floor Landing With airing cupboard and access to the loft space.

Bedroom One 4.90 x 3.16. With triple aspect front windows and fitted wardrobes.

En Suite Shower Room 1.92 x 1.16. (Maximum measurements)
With wc, wash basin with vanity and shower enclosure with electric shower. Fully tiled floor and walls, extractor fan and towel rail/radiator.

Bedroom Two 3.29 x 3.73. (Maximum measurements)
With triple front aspect windows and fitted wardrobes.

Bedroom Three 3.42 x 1.98. With rear aspect.

Bedroom Four 3.76 x 2.05. With rear aspect.

Bathroom 2.41 x 1.62. With white suite comprising wc, wash basin and bath with mixer shower. Wall tiling and extractor fan.

Outside To the rear of the property are lovely enclosed lawned gardens with paved patio, dwarf walls and lawned gardens with well stocked borders including acers and red robin. There is a paved path to the side and to the front lawns with borders and adjacent 'side by side' drive providing parking and access to the garage.

Integral Garage 4.92 x 2.42. With up and over entry door, light, power and gas boiler.

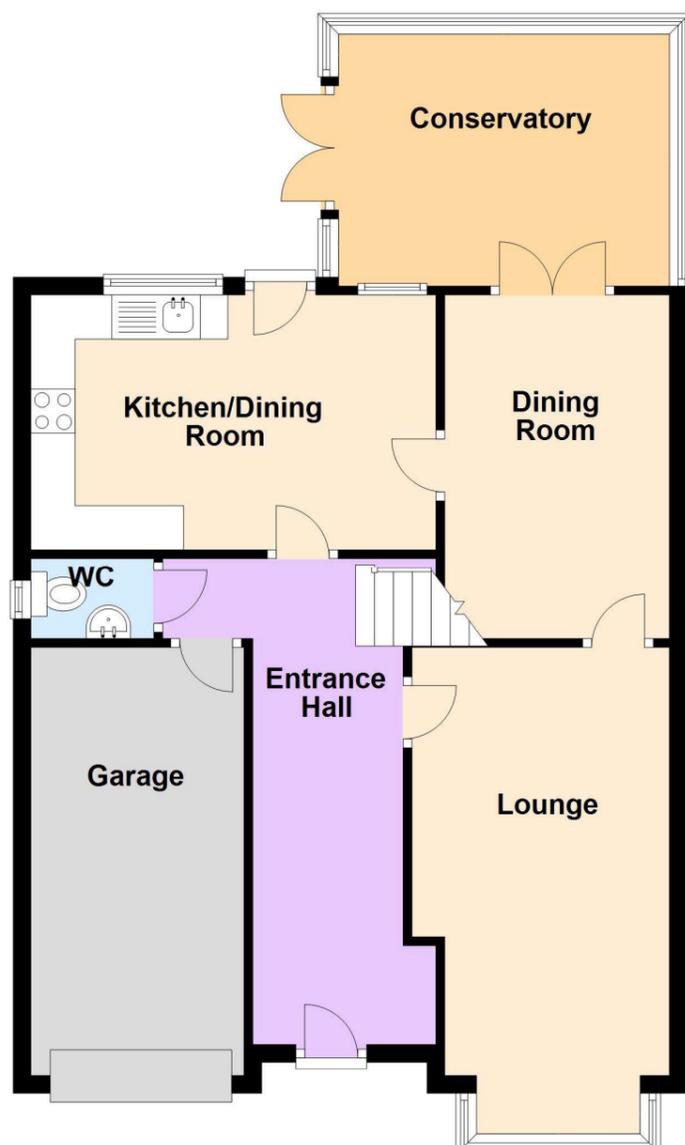


- Detached family home.
- Four bedrooms with master en suite.
- Conservatory.
- Lovely gardens, drive and garage.
- Fitted kitchen.
- Close to amenities and M1.
- Cul de sac location.

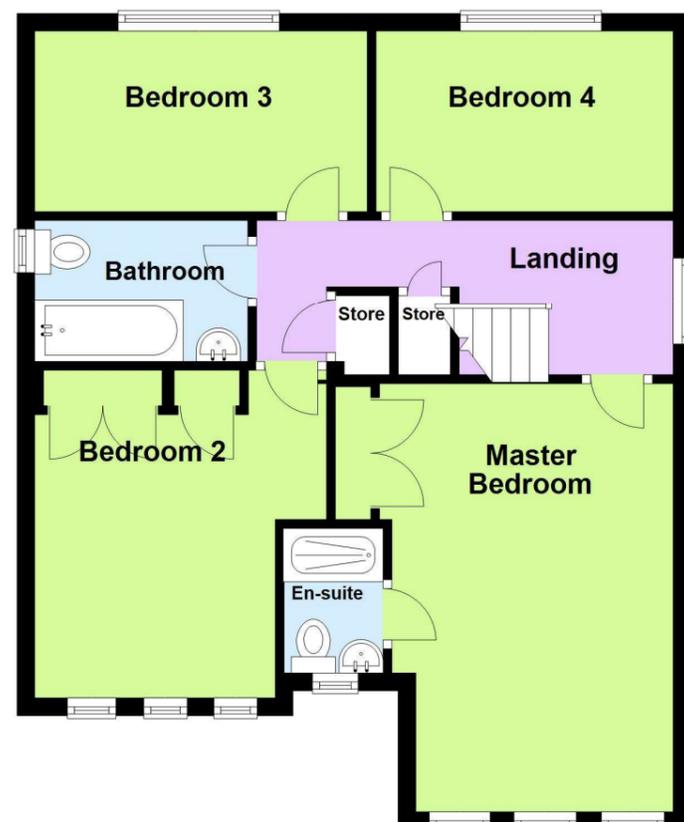
Disclaimer

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



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