

Manor Road, Brinsworth, Rotherham, S60

BEAUTIFUL FAMILY HOME, SOUGHT AFTER LOCATION, THREE BEDROOMS, OPEN PLAN KITCHEN/DINER, BI-FOLDS AND MUCH, MUCH MORE!

Within this ever popular, sought after and convenient location a very well appointed three bedroom home which certainly warrants inspection. With central heating, double glazing, large rear garden and ample off road parking this fabulous home also has a superb open plan kitchen/diner with bi-fold doors to the rear. Close to local amenities within the village and just a hop, skip and a jump to Rotherham, Sheffield, the motorway network and Meadowhall.

Entrance Hall With composite front door and stairs rising to the first floor.

Lounge 5.16 x 4.05. With front bay window and multi fuel stove with beam mantle and slate hearth.

Kitchen/Diner 5.36 x 2.59. With a range of gloss finish units with wood effect work surfaces and upstands. Stainless steel sink with mixer tap, understairs pantry, downlights to ceiling, plumbing for washer, double doors providing access to the lounge and bi-fold doors to the rear. There are cooking appliances of electric hob with extractor and electric oven and cupboard housing the gas boiler.

First Floor Landing With access to the loft which has loft ladder.

Bedroom One 3.64 x 3.43. With front aspect.

Bedroom Two 3.64 x 2.91. With rear aspect and laminate floor.

Bedroom Three 2.73 x 2.49. (Maximum measurements)
With front aspect, laminate floor and shelved over stairs storage.

Bathroom 2.24 x 2.03. With well appointed suite in white comprising wc, wash basin with vanity and 'P' style bath with mixer shower, overhead shower also and glass screen. Twin rear aspect windows, panelled ceiling with spotlights, towel rail/radiator and extensive wall tiling.

Outside To the front of the house is a fully block paved forecourt which provides ample off road parking. The drive extends from front to rear where there are fenced lawned gardens of good extent, outside tap, decking area and Belfast sink which is great for cleaning the furry friends!

Detached Store Building A useful storeroom with timber entry door, external security light and garden shed to the rear.

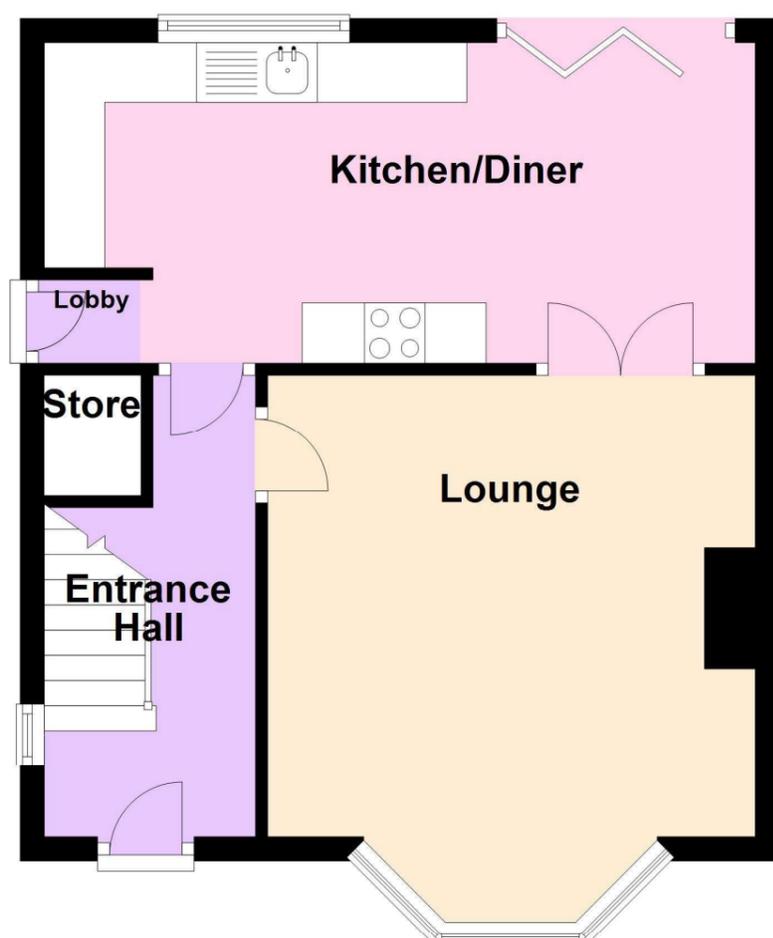


- Quality location
- Three bedroomed semi detached
- Central heating and double glazing
- Bathroom with white suite
- Fabulous kitchen/diner
- Bay windowed lounge
- large rear garden
- Ample off road parking

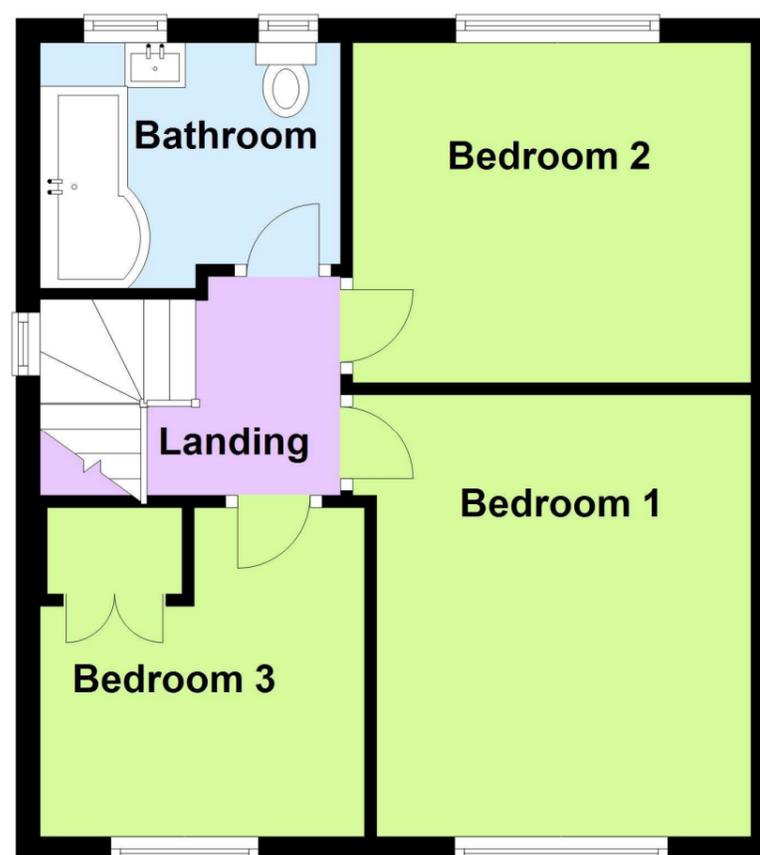
Disclaimer

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



Total area: approx. 78.4 sq. metres (844.3 sq. feet)

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