

Freehold

Asking Price: £125,000

Elgitha Drive, Thurcroft, Rotherham,
South Yorkshire, S66



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SPACIOUS THREE BEDROOM END TOWN HOUSE, STACKS OF POTENTIAL, DRIVEWAY AND GARAGE, WELL PLACED FOR LOCAL AMENITIES!

A three bedroom end town house that offers spacious family size accommodation while offering a wealth of potential for further improvement. Located within the heart of Thurcroft and being perfectly placed to access a range of local amenities along with the M18/M1 motorway networks. The home briefly comprises an entrance hallway, spacious through lounge, kitchen and utility room. To the first floor is a landing, three bedrooms and a bathroom. Outside there is off road parking by way of a driveway and garage along with gardens to the front and rear. Viewing is highly recommended!

Entrance Hall Having a front facing UPVC double glazed entrance door and stairs rising to the first floor landing. Doors open to the lounge and kitchen.

Lounge 6.81 x 3.83. A spacious room with a stone fire surround, tiled hearth and back that incorporates a coal effect electric fire. Front facing UPVC double glazed window, rear facing double glazed patio doors and a radiator.

Kitchen 2.62 x 2.24. (The first measurement increases to 3.95) Fitted with wall mounted and base level units with work surfaces incorporating a stainless steel sink unit along with space for a cooker. Having tiling to splashback height, pantry cupboard, rear facing UPVC double glazed window and a radiator. A door opens to the garage.

Garage 5.43 x 3.07. Having an up and over door, power and lighting. There is a wall mounted central heating boiler and a door opens to the utility room.

Utility Room 2.27 x 2.07. Fitted with a Belfast sink with mixer tap, plumbing for a washing machine, rear facing single glazed window and entrance door.

Landing There is a side facing UPVC double glazed window along with access to the loft. Doors open to the bedrooms and bathroom.

Bedroom 1 3.75 x 3.03. Front facing UPVC double glazed window and a radiator.

Bedroom 2 3.38 x 2.97. (The first measurement increases to 3.87) Rear facing UPVC double glazed window and a radiator.

Bedroom 3 2.68 x 2.41. Front facing UPVC double glazed window and a radiator.

Bathroom 2.21 x 1.70. Fitted with a white suite comprising a panelled bath with shower screen and shower over, wash hand basin and a low flush WC. There is a rear facing UPVC double glazed window and a radiator.

Outside At the front is a lawned garden with a variety of shrubs. There is gated access to a driveway that provides off road parking and in turn leads to the garage. To the rear is an enclosed garden that has a flagged patio, lawn, ornamental pond and a variety of shrubs along with a further patio, garden shed and potting shed.

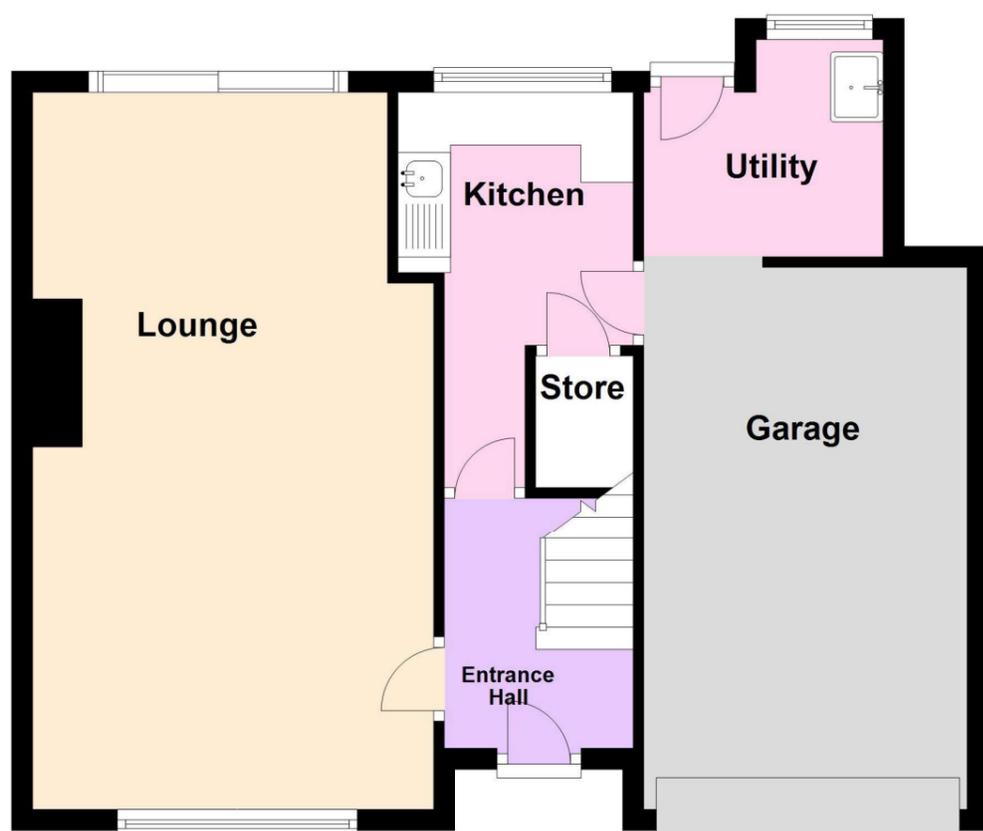


- Three bedroom end town house
- Spacious accommodation
- Stacks of potential
- Driveway and garage
- Front & rear gardens
- Close to local amenities
- Well placed to access M18/M1
- Viewing recommended!

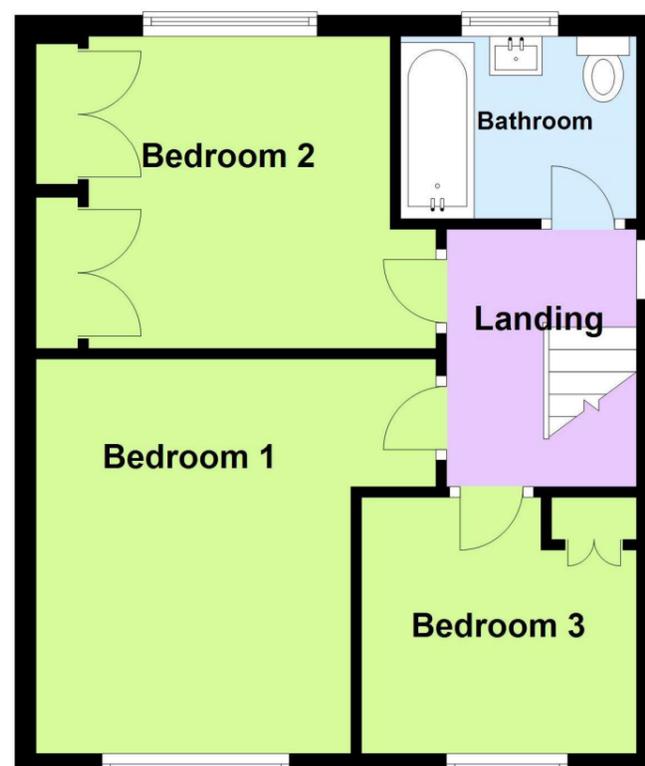
Disclaimer

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



Total area: approx. 98.1 sq. metres (1055.7 sq. feet)

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