



## 7 Old Hall Close, Rotherham, S66 2TD Offers In The Region Of £125,000

**\*\* FANTASTIC OPPORTUNITY / NO UPWARD CHAIN \*\***

Located on a quiet Cul-De-Sac in Bramley is this TWO BEDROOM MID-TERRACE property - perfect for the FIRST TIME BUYER or INVESTOR!

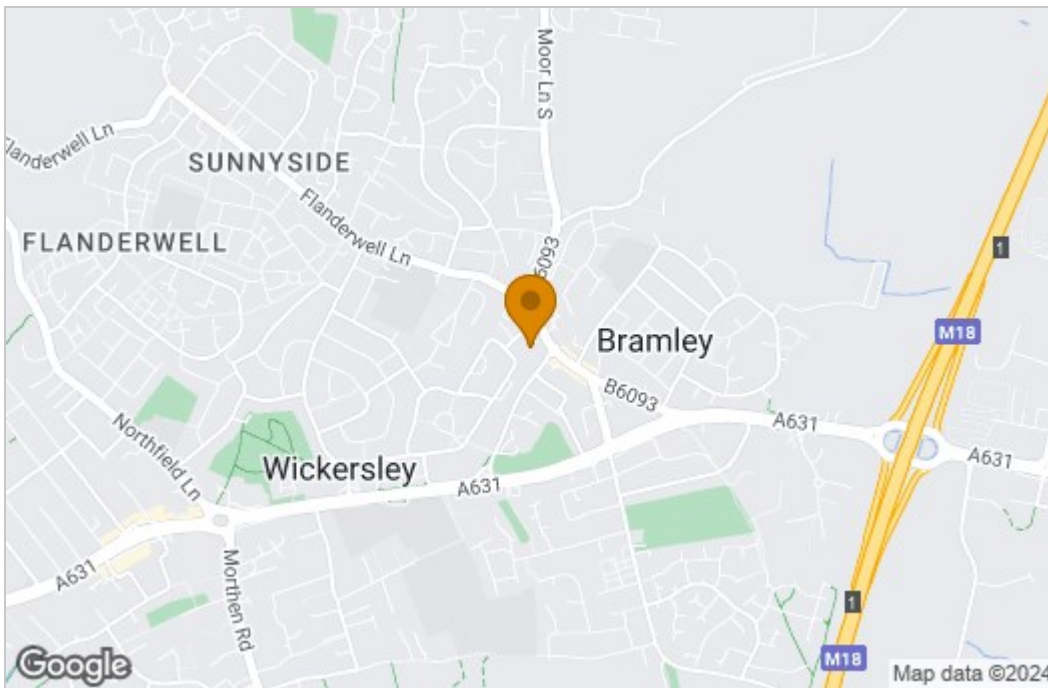
In need of modernisation and with NO UPWARD CHAIN this is a EXCELLENT OPPORTUNITY for the discerning purchaser. Offered with Gas Central Heating and UPVC double glazing, the accommodation briefly comprising of a lounge, kitchen diner, two good sized bedrooms and a family bathroom.

To the front is a garden laid to lawn and to the rear of the property is an enclosed garden with a small patio area. There is communal parking to the property along with a single garage.

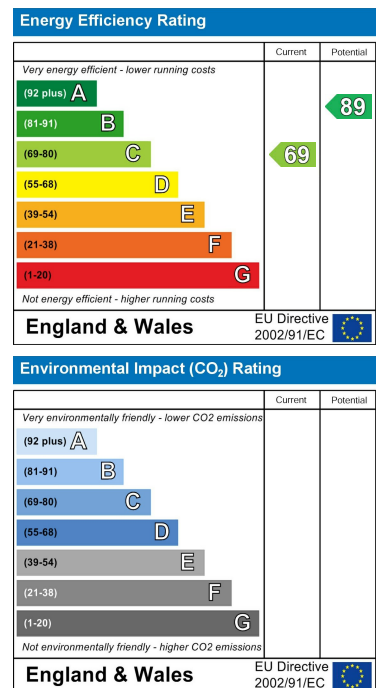
Close to the local amenities, shops, excellent schools and the M1 & M18 Motorway networks.

# Floor Plan

## Area Map



## Energy Efficiency Graph



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