



**Brampton Avenue, Thurcroft Rotherham S66 9NF**

**welcome to**

**Brampton Avenue, Thurcroft Rotherham**

LOOKING FOR A FIXER UPPER?? Spacious four bedroom detached bungalow within and enviable plot with ample off road parking and double garage. Enclosed garden to the rear. Offered for sale with NO UPWARD CHAIN. \*\*\* PRICE - £250,000 \*\*\*



### **Entrance Hall**

Front facing composite door leading into hallway with two central heating radiators and cupboard housing water tank.

### **Lounge**

19' 8" x 11' 5" ( 5.99m x 3.48m )

Spacious lounge with the main focal point of the room being the fireplace. Front facing double glazed window and rear facing double glazed door leading into conservatory. Central heating radiator.

### **Dining Room**

11' 2" x 10' 5" ( 3.40m x 3.17m )

Two rear facing double glazed windows and central heating radiator.

### **Kitchen**

13' 4" x 10' ( 4.06m x 3.05m )

Fitted kitchen with a range of cream wall and base units set above and below worksurfaces incorporating stainless steel sink and drainer. Built in electric oven in housing unit, electric hob with cookerhood over. Plumbing for washing machine and space for fridge freezer. Rear facing double glazed window and central heating radiator.

### **Utility Room**

13' 3" x 8' ( 4.04m x 2.44m )

Base units with worktops incorporating stainless steel sink and drainer. Cupboard housing boiler. Two side facing double glazed windows, rear facing double glazed door and central heating radiator.

### **Cloakroom**

Low flush WC and pedestal wash hand basin.

### **Conservatory**

UPVC construction conservatory with wooden flooring, rear and side facing double glazed window and rear facing double glazed patio doors.

### **Bedroom One**

12' 4" x 9' 10" To wardrobes ( 3.76m x 3.00m To wardrobes )

Fitted wardrobes to one wall. Rear facing double glazed window and central heating radiator.

### **Ensuite**

Three piece suite comprising low flush WC, pedestal wash hand basin and shower enclosure with rainfall shower. Vinyl flooring, side facing double glazed window and central heating radiator.

### **Bedroom Two**

11' 8" x 11' 7" ( 3.56m x 3.53m )

Side facing double glazed window and central heating radiator.

### **Bedroom Three**

9' 4" x 11' 6" ( 2.84m x 3.51m )

Side facing double glazed window and central heating radiator.

### **Bedroom Four**

Side facing double glazed window and central heating radiator.

### **Bathroom**

Four piece suite comprising low flush WC, pedestal wash hand basin, paneled bath and walk in shower enclosure with mains fed shower. Having vinyl flooring and fully tiled walls. Two side facing double glazed windows and central heating radiator.

### **Outside Space**

Driveway to the front allowing parking for several vehicles leading to double garage. Mature plants and shrubs to the front. Enclosed garden to the rear with tiered patio area and pond. Mature plants and shrubs to the rear.

### **Double Garage**

Double attached garage having power and lighting. Rear entrance door.



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## Brampton Avenue, Thurcroft Rotherham

- DOUBLE GARAGE
- FOUR BEDROOM DETACHED BUNGALOW
- AMPLE OFF ROAD PARKING
- NO UPWARD CHAIN
- COUNCIL TAX BAND - E

Tenure: Freehold EPC Rating: C

**£250,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DGT107068 - 0002

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