



**Burns Road, Maltby ROTHERHAM S66 7LS**



**welcome to**

**Burns Road, Maltby ROTHERHAM**

Offered to the market with NO CHAIN is this three bedroom mid terraced property offering great potential throughout, with deceptively spacious accommodation, off street parking and enclosed outdoor spaces. Conveniently located for access to local amenities, schools and transport links.



### **Entrance**

Having a front facing double glazed UPVC door.

### **Lounge**

11' 1" x 13' 4" To side of chimney breast ( 3.38m x 4.06m To side of chimney breast )  
Carpet flooring, electric fire, central heating radiator and front facing double glazed window.

### **Dining Room**

11' x 13' 8" Into recess ( 3.35m x 4.17m Into recess )  
Carpet flooring, central heating radiator, storage cupboard and rear facing double glazed window.

### **Kitchen**

9' 5" x 5' 11" ( 2.87m x 1.80m )  
Fitted kitchen with a range of wall and base units set above and below worksurfaces incorporating stainless steel sink and drainer, space for cooker, space for fridge freezer and plumbing for washing machine. Tiled flooring, side facing double glazed window and side facing double glazed UPVC door.

### **Stairs And Landing**

Stairs rising to first floor accommodation with carpet flooring and access to the loft.

### **Bedroom One**

13' 1" x 10' ( 3.99m x 3.05m )  
Carpet flooring, central heating radiator and front facing double glazed window.

### **Bedroom Two**

9' 6" x 13' 10" ( 2.90m x 4.22m )  
Carpet flooring, central heating radiator, combi boiler in cupboard, built in wardrobes and rear facing double glazed window.

### **Bedroom Three**

10' 2" x 6' 8" ( 3.10m x 2.03m )  
Carpet flooring, central heating radiator and front facing double glazed window.

### **Bathroom**

Three piece suite comprising paneled bath with mixer shower over, low flush WC and wash hand basin. Vinyl flooring, central heating radiator and side facing double glazed window.

### **Outside**

To the front is a low maintenance garden.

To the rear is a low maintenance paved yard with gate leading to gated driveway. There is a brick built outbuilding,



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## Burns Road, Maltby ROTHERHAM

- NO CHAIN!!
- Three Bedroom Mid-Terraced
- Great Potential Throughout
- Two Reception Rooms
- Off Street Parking & Enclosed Rear Yard

Tenure: Freehold EPC Rating: Awaiting

# £80,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MBY105895 - 0002

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