



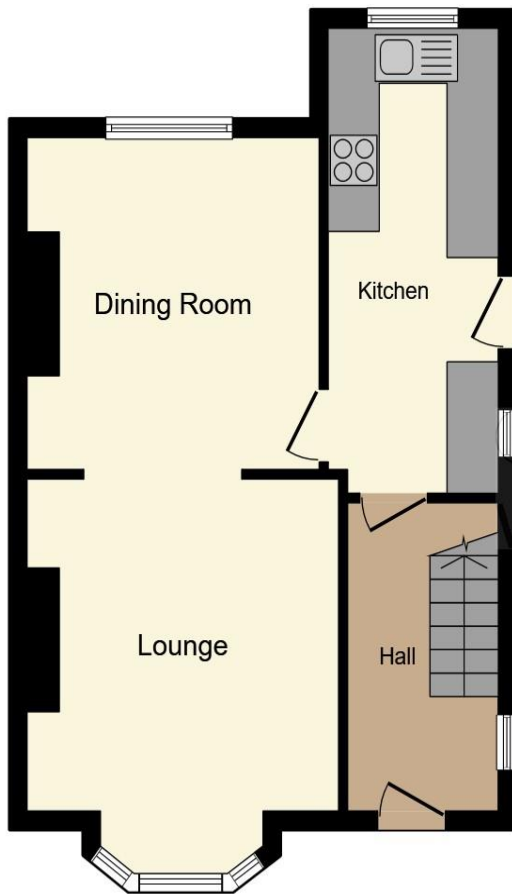
Addison Road, Mexborough S64 0DJ

welcome to

Addison Road, Mexborough

£130,000 - IT'S GOOD TO BE HOME - This 3 bedroom family home boasts plentiful living areas throughout, is positioned close to local schools, transport links & amenities and also benefits from a driveway & garage and delightful gardens that surround! - CALL NOW to view!

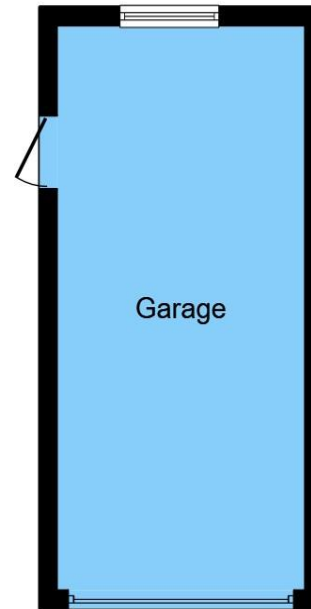




Ground Floor



First Floor



Garage

Ground Floor:

Entrance Hallway

Lounge

15' 8" into recess x 12' (4.78m into recess x 3.66m)

Dining Room

11' 10" x 11' 4" (3.61m x 3.45m)

Kitchen

15' 10" x 6' (4.83m x 1.83m)

1st Floor:

First Floor Landing

Bedroom One

12' 6" x 12' (3.81m x 3.66m)

Bedroom Two

10' 11" x 11' 10" (3.33m x 3.61m)

Bedroom Three

7' 5" x 7' 2" (2.26m x 2.18m)

Bathroom

Exterior:

Garage

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

welcome to

Addison Road, Mexborough

- OFFERS IN THE REGION OF £130,000
- 3 bed semi detached family residence
- Popular location - well placed for local amenities & thurnscoe train station
- Benefiting from a driveway & garage - both providing off street vehicle parking
- Plentiful lawned gardens to the front & rear - with an artificial lawn to the front

Tenure: Freehold EPC Rating: D

offers in the region of

£130,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/MXB116162



Property Ref:
MXB116162 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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