

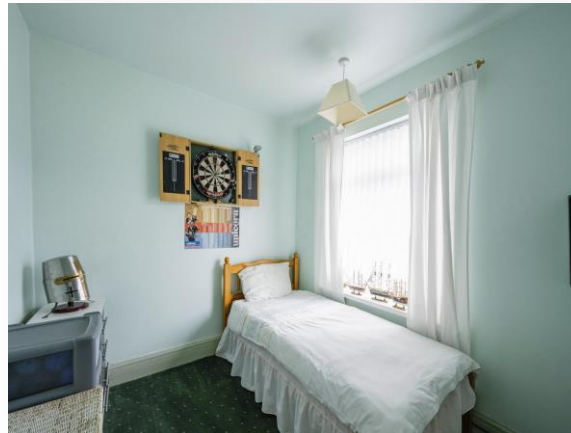


Hillside Church Street, Mexborough S64 0HF

welcome to

Hillside Church Street, Mexborough

OFFERS IN THE REGION OF £340,000HILLSIDE- A LARGE EXECUTIVE DETACHED FAMILY RESIDENCE! A superb five bedroom detached family home located within delightful grounds on arguably one of Mexborough's most sought after roads! Viewing essential to appreciate this truly impressive property! CALL NOW!





Ground Floor



First Floor

Ground Floor:

Entrance Hallway

Downstairs W/ C

Lounge

15' into bay x 14' into recess (4.57m into bay x 4.27m into recess)

Dining Room

13' 6" x 10' 4" into recess (4.11m x 3.15m into recess)

Utility Room

Kitchen/ Family/ Dining Room

20' x 19' 9" (6.10m x 6.02m)

1st Floor:

First Floor Landing

Bedroom One

15' 3" into bay x 9' 8" to wardrobes (4.65m into bay x 2.95m to wardrobes)

En-Suite W/ C

Bedroom Two

10' 5" into recess x 9' 9" (3.17m into recess x 2.97m)

Bedroom Three

12' 3" x 9' restricted head height (3.73m x 2.74m restricted head height)

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

Hillside Church Street, Mexborough

- ***OFFERS IN THE REGION OF £340,000***
- A Fabulous 5 Bed Family Residence!
- Standing proudly on one of Mexborough's most sought after street location!
- A double driveway to the front & a garage - both can be used for off street vehicle parking!
- Presented with spacious living and family areas throughout!

Tenure: Freehold EPC Rating: D

offers in the region of

£340,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MXB117158 - 0002

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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