



Rockingham Road, Swinton MEXBOROUGH S64 8ED

welcome to

Rockingham Road, Swinton MEXBOROUGH

WHERE THE STREETS HAVE GREAT NAMES! This bungalow is a true gem with endless potential, ready to be customised to your tastes. A viewing is essential to fully appreciate the character, space, and charm this bungalow offers-don't miss out on this rare opportunity! CALL NOW!

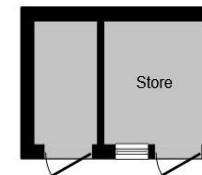




Ground Floor



First Floor



Outbuilding

Ground Floor:

Entrance Hallway

Lounge

12' x 15' 1" (3.66m x 4.60m)

Dining Room & Sun Room/Bed3

11' 9" x 18' 3" (3.58m x 5.56m)

Kitchen

10' 7" x 13' 2" (3.23m x 4.01m)

Utility Room

5' 6" x 5' 9" (1.68m x 1.75m)

Downstairs W.C

Bathroom

Bedroom One

11' 9" x 14' 9" (3.58m x 4.50m)

Walk In Wardrobe

6' 3" x 10' 8" (1.91m x 3.25m)

Bedroom Two

12' x 11' 3" (3.66m x 3.43m)

1st Floor:

Attic Room

11' 5" x 9' 2" (3.48m x 2.79m)

Walk In Wardrobe

5' 7" x 11' 4" (1.70m x 3.45m)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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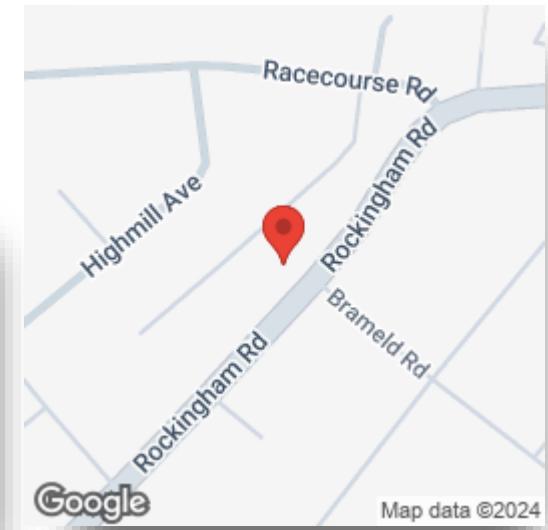
Rockingham Road, Swinton MEXBOROUGH

- GUIDE PRICE £330,000-£340,000
- Beautiful detached bungalow. EPC D, Council Tax C
- Prominent position on this highly sought after street
- Grand & spacious accommodation throughout
- Lounge, dining room / sun room (or bedroom 3)
kitchen & utility

Tenure: Freehold EPC Rating: D

guide price

£330,000 - £340,000



view this property online williamhbrown.co.uk/Property/MXB117737

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.



Property Ref:
MXB117737 - 0004

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