



**Kents Grove, Goldthorpe Rotherham S63 9GX**

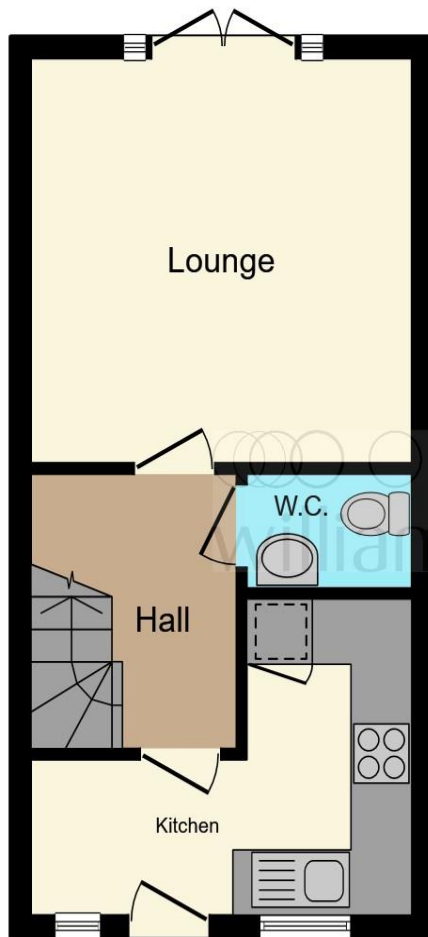


**welcome to**

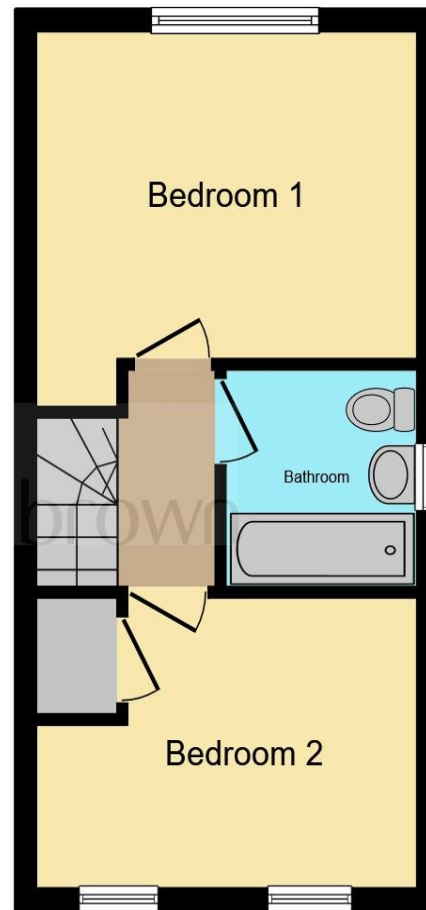
## **Kents Grove, Goldthorpe Rotherham**

FIRST STEP ON THE LADDER? Then look no further than this beautifully presented 2 bedroom end town house. Sitting pretty on this sought after residential estate & boasting a driveway & delightful rear garden, this makes a perfect purchase for first time buyers, young families & investors - CALL NOW!





**Ground Floor**



**First Floor**

**Ground Floor:**

**Lounge**

**Kitchen**

9' 8" x 12' 3" ( 2.95m x 3.73m )

**Downstairs W.C**

**Hallway**

**1st Floor:**

**Landing**

**Bedroom One**

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

**Bedroom Two**

8' 9" x 12' 5" ( 2.67m x 3.78m )

**Bathroom**

**Exterior:**

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](http://www.focalagent.com)

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## **Kents Grove, Goldthorpe Rotherham**

- Modern style 2 bedroom end town house. EPC tbc. Council Tax A
- Sought after residential estate - excellently placed for local amenities, schools, shops & transport links
- Beautifully presented throughout
- Downstairs W.C
- Off street parking to the front

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: A

**£130,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/MXB118643](https://williamhbrown.co.uk/Property/MXB118643)



Property Ref:  
MXB118643 - 0002

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