



Roundwood Grove, Rawmarsh Rotherham S62 5HN

welcome to

Roundwood Grove, Rawmarsh Rotherham

£170,000-£180,000 - YOUR SEARCH ENDS HERE! - Offered to market is this three bedroom semi detached property making the ideal family purchase. Boasting spacious accommodation throughout with beautifully presented front & rear gardens, off road parking a detached garage. **VIEW NOW!**



Entrance Hall

Having a front facing double glazed door, a side facing double glazed window and a central heating radiator.

Lounge

13' into bay window x 9' 9" into chimney breast recess (3.96m into bay window x 2.97m into chimney breast recess)

Having a front facing double glazed window, a central heating radiator and an electric fire.

Dining Room

17' 4" into recess x 10' 11" to maximum point (5.28m into recess x 3.33m to maximum point)

Having a side facing double glazed window, rear facing French doors leading to the garden and a built in storage cupboard.

Kitchen

9' to maximum point x 8' 7" to maximum point (2.74m to maximum point x 2.62m to maximum point)

Fitted with wall and base units housing the integrated hob & the oven with worktops housing the sink & drainer. There is also space and plumbing for a fridge/freezer and a washing machine. Having a rear facing double glazed window.

Landing

Having a side facing double glazed obscured window and providing entry to the loft via hatch.

Bedroom One

11' 6" into bay window x 10' 6" into fitted wardrobes (3.51m into bay window x 3.20m into fitted wardrobes)

Having a front facing double glazed window, a central heating radiator and fitted wardrobes providing hanging and storage space.

Bedroom Two

10' 11" to maximum point x 11' 2" into recess (3.33m to maximum point x 3.40m into recess)

Having a rear facing double glazed window, a central heating radiator and fitted wardrobes providing hanging and storage space.

Bedroom Three

6' 11" to maximum point x 5' 11" to maximum point (2.11m to maximum point x 1.80m to maximum point)

Having a front facing double glazed window and a central heating radiator.

Bathroom

Fitted with a bath with a shower over, a hand wash basin and a W.C. Having a rear facing double glazed obscured window, a central heating radiator and an extractor fan.

Outside

To the front is a drive providing off road parking and a lawned garden.

To the rear is a well presented lawned garden with a patio area all enclosed with fencing. Also having a detached garage fitted with electrics with rear access to the golf course.



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Roundwood Grove, Rawmarsh Rotherham

- Three bedroom semi detached property
- Spacious accommodation throughout
- Ideal family purchase - well placed to amenities & transport links
- Drive & detached garage
- Front & rear gardens with rear patio

Tenure: Freehold EPC Rating: C

guide price

£170,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
RTF114761 - 0002

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