



Bradlea Rise, Rawmarsh Rotherham S62 5QJ

welcome to

Bradlea Rise, Rawmarsh Rotherham

£220,000 - DON'T SETTLE FOR LESS! - Tucked away on a delightful cul-de-sac, this beautifully presented semi det is ready for you to just bring your things & move into. Being located close to amenities & schools and boasting delightful gardens, a drive & garage -MAKING THIS THE PERFECT FAMILY HOME!



Entrance Hall

Having a side facing double glazed door, a radiator and the stairs to the landing.

Downstairs W.C.

Fitted with a hand wash basin and a W.C.

Lounge

12' 4" into chimney breast recess x 22' 5" (3.76m into chimney breast recess x 6.83m)

Having a front facing double glazed window, rear facing double glazed patio doors into the Conservatory, a radiator and a feature fireplace.

Kitchen

9' 6" x 9' 1" (2.90m x 2.77m)

Fitted with wall and base units housing the integrated hob and the oven with worktops housing the sink & drainer. Having a side and rear facing double glazed window and spotlights to the ceiling.

Conservatory

9' 9" x 11' 10" (2.97m x 3.61m)

Having side facing double glazed patio doors with surrounding double glazed windows and an electric heater.

Landing

Having a front facing double glazed window.

Bedroom One

14' 6" x 10' 1" (4.42m x 3.07m)

Having a rear facing double glazed window, a radiator and built in wardrobes.

Bedroom Two

11' 8" x 8' 7" (3.56m x 2.62m)

Having a a rear facing double glazed window and a radiator.

Bedroom Three

7' 7" x 8' 1" (2.31m x 2.46m)

Having a front facing double glazed window and built in wardrobes.

Bathroom

Being fully tiled and fitted with a bath and a separate shower cubicle, a hand wash basin with vanity and a W.C. Having a side facing double glazed window and providing entry to the loft.

Outside

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

To the rear is a beautifully presented lawned garden with a patio area.



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welcome to

Bradlea Rise, Rawmarsh Rotherham

- Beautifully presented three bedroom semi detached
- Situated in a popular location
- Close proximity to schools & local amenities
- Driveway & garage providing off street parking
- Delightful rear garden

Tenure: Freehold EPC Rating: E

£220,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
RTF115027 - 0002

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