









welcome to

Winders Way, Treeton Rotherham

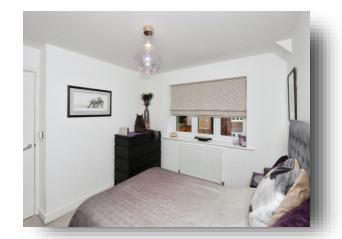
£260,000 - PICTURE PERFECT - Offered to market is this stunning three bedroom semi detached property making the perfect purchase for the family buyer. Boasting spacious accommodation throughout with off road parking and a fabulous landscaped patio...CALL TO VIEW!!!













Entrance Hall

Having a front facing double glazed door and a radiator.

Downstairs Wc

Fitted with a hand wash basin and a WC. Having a side facing double glazed obscured window and a radiator.

Lounge

15' 9" x 10' 5" (4.80m x 3.17m)

Having a front facing double glazed window and a radiator.

Kitchen / Diner

17' 3" x 11' 6" (5.26m x 3.51m)

Fitted with a series of wall and base units housing the integrated hob, oven & extractor fan, the fridge/freezer & the dishwasher with space and plumbing for a washing machine. Having a rear facing double glazed window and French doors, a radiator and understairs storage cupboard.

Landing

Having a side facing double glazed window, an airing cupboard & built in storage cupboard.

Bedroom One

10' 11" into recess x 9' 7" plus door recess (3.33m into recess x 2.92m plus door recess)
Having a front facing double glazed window, a radiator and built in wardrobes.

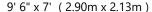
En Suite

Being fully tiled and fitted with a shower cubicle, a hand wash basin and a WC. Having a radiator and spotlights to the ceiling.

Bedroom Two

12' 9" into recess x 9' 11" (3.89m into recess x 3.02m) Having a rear facing double glazed window, a radiator and fitted wardrobes. Also providing entry to the loft.

Bedroom Three



Having a rear facing double glazed window and a radiator.

Bathroom

Being fully tiled and fitted with a bath, a hand wash basin and a WC. Having a radiator and spotlights to the ceiling.

Outside

To the front of the property is a drive providing off road parking.

To the rear is a beautiful landscaped patio enclosed with fencing.





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Winders Way, Treeton Rotherham

- Three bedroom semi detached property
- Beautifully presented and spacious accommodation throughout
- Downstairs WC, en suite & family bathroom
- Double drive providing off road parking
- Landscaped patio

Tenure: Freehold EPC Rating: B

£260,000









postcode not the actual property

view this property online williamhbrown.co.uk/Property/RTF115608



Property Ref: RTF115608 - 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 quidance 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.





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