



**Doncaster Road, Rotherham S65 2UE**



**welcome to**

**Doncaster Road, Rotherham**

£80,000-£90,000 - CALLING ALL INVESTORS!!! - This two bedroom end terraced property is offered to market with tenant in situ, making the ideal purchase for the investment buyer. Being well placed to local amenities & transport links. CALL TO VIEW!



### **Lounge**

9' 11" x 13' 3" into stairs recess ( 3.02m x 4.04m into stairs recess )

Having a front facing double glazed window and door and a radiator.

### **Kitchen**

12' 6" x 13' 1" ( 3.81m x 3.99m )

Fitted with wall and base units housing with worktops housing the sink & drainer. Having a rear facing double glazed window and door, a radiator and a built in storage cupboard.

### **Landing**

Having a built in storage cupboard and loft access.

### **Bedroom One**

9' 11" x 10' 1" into breast recess ( 3.02m x 3.07m into breast recess )

Having a front facing double glazed window, a radiator and a built in storage cupboard.

### **Bedroom Two**

6' 10" x 13' ( 2.08m x 3.96m )

Having a rear facing double glazed window and a radiator.

### **Bathroom**

Fitted with a bath with a shower over, a hand wash basin and a WC. Having a rear facing double glazed window and a radiator.

### **Outside**

To the front of the property is a yard.

To the rear of the property is a concrete yard with a generous sized garden space and two outbuildings providing storage.



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## **Doncaster Road, Rotherham**

- SOLD WITH TENANT IN SITU
- Two bedroom end terraced property
- Well placed to local amenities & transport links
- Ideal investment purchase
- Rear garden

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £90,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
RTF115601 - 0005

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