



**Cavendish Road, Rotherham S61 1BP**



**welcome to**

**Cavendish Road, Rotherham**

£75,000 - CALLING ALL INVESTORS!!! - This two bedroom 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**

10' 3" x 11' 2" into breast recess ( 3.12m x 3.40m into breast recess )

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

### **Dining Room**

10' 9" x 11' 3" into breast recess ( 3.28m x 3.43m into breast recess )

Having a rear facing double glazed window, a radiator and a storage cupboard.

### **Kitchen**

5' 10" x 11' 1" ( 1.78m x 3.38m )

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

### **Landing**

Having a radiator and loft hatch.

### **Bedroom One**

10' 3" x 11' 3" into breast recess ( 3.12m x 3.43m into breast recess )

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

### **Bedroom Two**

6' 2" x 10' 10" ( 1.88m x 3.30m )

Having a rear facing double glazed window and a radiator.

### **Bathroom**

Fitted with a bath, a hand wash basin and a WC.

Having a rear facing double glazed window and a radiator.

### **Outside**

To the rear is a large garden space with a concrete patio.



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**welcome to**

## **Cavendish Road, Rotherham**

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

Tenure: Leasehold EPC Rating: C

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.

**£75,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
RTF115630 - 0003

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