



**Oakwood Crescent, Rawmarsh ROTHERHAM S62 7JG**



**welcome to**

**Oakwood Crescent, Rawmarsh ROTHERHAM**

£185,000 - HOME IS WHERE THE HEART IS - Offered to market is this beautiful three bedroom semi detached property making the ideal family purchase. Boasting well presented accommodation throughout with off road parking and delightful garden...CALL TO VIEW!!!



### **Entrance Hall**

Having a front facing door and a radiator.

### **Lounge**

14' 3" x 11' 4" into recess ( 4.34m x 3.45m into recess )

Having a front facing double glazed bay window, a radiator and a feature media wall.

### **Kitchen**

20' 2" x 10' 8" into recess ( 6.15m x 3.25m into recess )

Fitted with wall and base units housing the integrated microwave, washer, dryer & dishwasher with worktops. Also benefiting from a breakfast bar. Having a side facing double glazed door, a rear facing double glazed window & door, spotlights & a radiator.

### **Landing**

Having a side facing double glazed window and loft hatch.

### **Bedroom One**

14' 5" into recess x 10' 2" ( 4.39m into recess x 3.10m )

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

### **Bedroom Two**

14' 4" into recess x 9' 3" ( 4.37m into recess x 2.82m )

Having a front facing double glazed window, a radiator and fitted wardrobes.

### **Bedroom Three**

7' 4" into recess x 9' 2" into recess ( 2.24m into recess x 2.79m into recess )

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

### **Bathroom**

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

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

### **Outside**

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

To the rear is a well presented lawned garden with patio all enclosed with fencing with a shed & outdoor sockets.



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welcome to

## Oakwood Crescent, Rawmarsh ROTHERHAM

- Three bedroom semi detached property
- Ideal family purchase
- Well presented & spacious throughout
- Drive providing off road parking
- Rear garden & patio

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: A

# £185,000



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
RTF116195 - 0003

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