



**Trafford Apartments Richmond Way, Rotherham S61 2LJ**

**welcome to**

**Trafford Apartments Richmond Way, Rotherham**

£110,000-£120,000 - STEP INTO STYLE! This contemporary 1st floor apartment situated in this modern apartment block boasts beautifully presented accommodation that you can just move straight into & being conveniently placed for amenities/motorway links, this makes the perfect starter home. CALL NOW!



### **Entrance Hall**

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

### **Lounge**

11' 5" x 12' 1" ( 3.48m x 3.68m )

Having a rear facing double glazed window and a radiator.

### **Kitchen**

12' 1" x 12' ( 3.68m x 3.66m )

Fitted with wall and base units housing the integrated hob, oven & extractor along with the washing machine. Having a radiator and spotlights.

### **Bedroom One**

8' 10" into recess x 14' 6" into recess ( 2.69m into recess x 4.42m into recess )

Having a rear facing double glazed window and a radiator.

### **Bedroom Two**

7' 10" x 14' 6" ( 2.39m x 4.42m )

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

### **Bathroom**

Fitted with a bath with a shower over, a hand wash basin and a WC. Having a radiator and spotlights.

### **Outside**

Benefiting from an allocated parking space & a communal garden.



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welcome to

## Trafford Apartments Richmond Way, Rotherham

- Two bedroom first floor apartment
- Ideal purchase for the FTB
- Well presented accommodation
- Close to local amenities & transport links
- Allocated parking

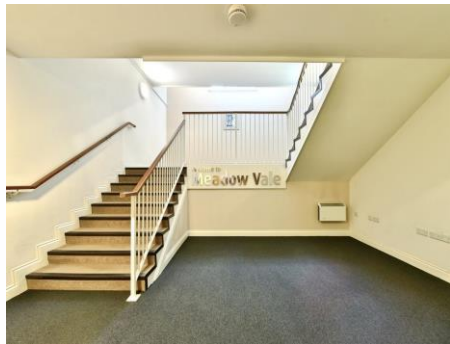
Tenure: Leasehold EPC Rating: B

Council Tax Band: A Service Charge: 738.02

Ground Rent: 453.95

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jul 2009. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£110 000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
RTF116466 - 0002

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