





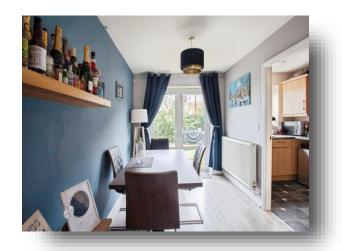




welcome to

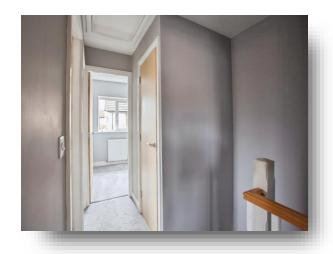
Fitzalan Way, Treeton ROTHERHAM

£190,000 - HOME SWEET HOME - Offered to market is this well presented three bedroom semi detached property making the ideal purchase for the FTB/family buyer. Boasting off road parking and a well presented rear garden...CALL TO VIEW!!!

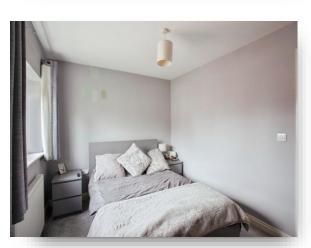












Lounge

26' 9" x 11' 7" (8.15m x 3.53m)

Having a front facing double glazed window, rear facing patio doors & radiator.

Kitchen

6' 4" x 10' 4" (1.93m x 3.15m)

Fitted with wall and base units housing the hob & the oven with worktops housing the sink & drainer. There is also space for a fridge/freezer & a washing machine. Having a rear facing double glazed window & a radiator.

Downstairs Wc

Fitted with a hand wash basin and a WC.

Bedroom One

7' 10" x 9' 8" (2.39m x 2.95m)

Having a rear facing double glazed window and a radiator.

Bedroom Two

6' 5" x 8' 4" (1.96m x 2.54m)

Having a rear facing double glazed window and a radiator.

Bedroom Three

8' 11" x 11' 1" (2.72m x 3.38m)

Having a front facing window and a built in storage cupboard.

Bathroom

Fitted with a bath & a shower, a hand wash basin and a WC. Having a side facing window.

Outside

To the side of the property is a drive providing off road parking & to the rear is a lawned garden with a patio & a decked area.





welcome to

Fitzalan Way, Treeton ROTHERHAM

- Three bedroom semi detached property
- Well presented accommodation throughout
- · Ideal purchase for the FTB/small family buyer
- Well placed to local amenities, transport links & schools
- · Off road parking

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: B

£190,000









view this property online williamhbrown.co.uk/Property/RTF116610



Property Ref: RTF116610 - 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 guidance 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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