



**Falconer Way, Treeton Rotherham S60 5UQ**



**welcome to**

**Falconer Way, Treeton Rotherham**

£125,000 - JUST STARTING OUT? - Offered to market is this beautifully presented two bedroom second floor flat. An ideal opportunity for the FTB/Commuter this is not to be missed. Benefiting from allocated parking & being well placed to transport links...CALL TO VIEW!!!





### **Lounge / Dining Room**

Having a front facing double glazed window & two radiators.

### **Kitchen**

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

### **Bedroom One**

Having a front facing double glazed window & a radiator.

### **Bedroom Two**

Having a front facing double glazed window & a radiator.

### **Bathroom**

Fitted with a bath with a shower, a hand wash basin & a WC. Having a rear facing double glazed window & a heated towel rail.



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welcome to

## Falconer Way, Treeton Rotherham

- STUNNING two bedroom second floor flat
- Beautifully presented throughout
- Well placed to local amenities & transport links
- Allocated parking
- VIEW NOW

Tenure: Leasehold EPC Rating: Awaited

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.

# £125,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
RTF116951 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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