



The  
Penrith  
Property  
Group

OFFERS IN THE REGION OF

**£320,000**

**Cavendish Road**

Barnsley, S75 1BB



## PROPERTY SUMMARY

Nestled in the charming old town of Barnsley, this superbly renovated semi-detached house on Cavendish Road presents a rare opportunity for discerning buyers. The whole interior of the three bed roomed home boasts a stylish design, showcasing a high standard of finish throughout. Having the benefit of off road parking and a lovely outdoor space with raised decking and balcony area overlooking the manageable size garden which captures the sun in a private setting.

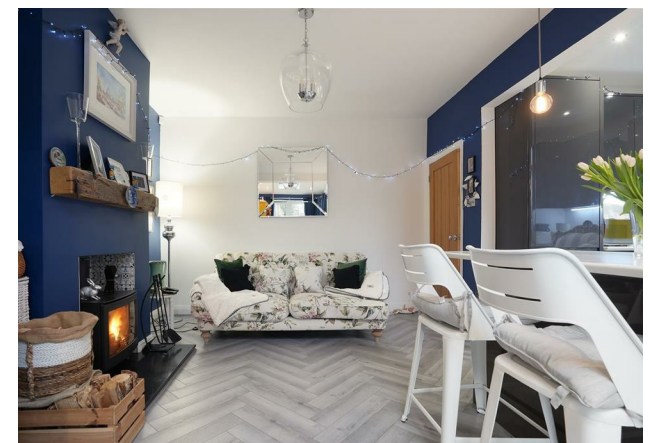
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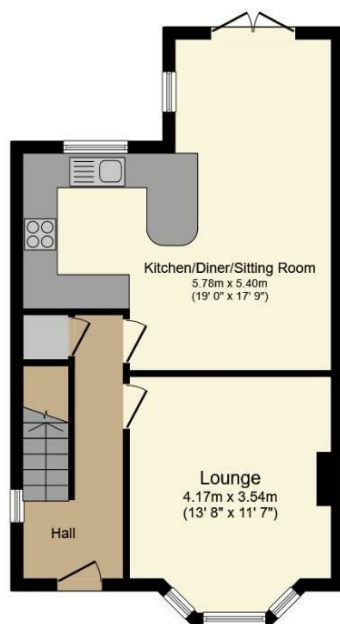






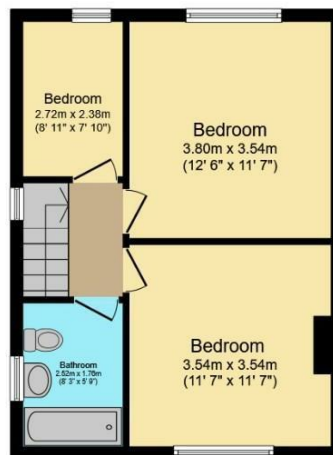






**Ground Floor**

Floor area 46.7 m<sup>2</sup> (503 sq.ft.)



**First Floor**

Floor area 40.2 m<sup>2</sup> (432 sq.ft.)

**TOTAL: 86.9 m<sup>2</sup> (935 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

## LOCAL AUTHORITY

BMBC

## TENURE

Freehold

## COUNCIL TAX BAND

C

## VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>85</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	<b>44</b>	
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

## OFFICE ADDRESS

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## OFFICE DETAILS

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