



Ratcliffe Close, Woodsetton
Woodsetton

Taylors

Offers in the Region of
£269,950

Bedrooms: 3 | Bathrooms: 1 | Receptions: 1

Stylishly Presented Semi-Detached Home in Peaceful Woodsetton.

Tucked away in a quiet backwater of Woodsetton, this beautifully presented three-bedroom semi-detached family home offers a perfect blend of comfort, style, and practicality. Benefiting from gas central heating and UPVC double glazing, this well-appointed residence features:

A welcoming entrance porch leading into a spacious reception hall
A bright and airy through-lounge diner, ideal for both relaxation and entertaining
A well-fitted kitchen with various integrated appliances
A versatile transverse conservatory, incorporating a convenient utility area
A first-floor landing leading to three well-proportioned bedrooms
A modern family bathroom
An attractive landscaped rear garden, offering a delightful outdoor space
Gated vehicular access to the front
A detached garage providing additional storage or parking options
A generous driveway to the fore, offering ample off-road parking
Situated in a sought-after location, this superb family home is not to be missed—early viewing is highly recommended!

Entrance porch

Reception hallway 10"1 max x 8"1 max

Fitted kitchen 11"4 x 9"5 max

Lounge diner 21"2 x 12"6 max

Conservatory 20"10X 9"3

First floor landing

Bedroom 9"11 x 10"5

Bedroom 12"9 x 11"2 with built in wrobes

Bedroom 9"5 x 8"2 max

Bathroom 8"2 max x 7"3 max not square

Outside

Detached Garage 10"10 x11"10 max

Attractive landscaped rear garden

Spacious driveway to fore

Council Tax - C. EPC - C. Tenure - Freehold.

Construction: Brick with a pitched interlocking tile roof. All mains services are connected. Broadband/Mobile coverage: checker.ofcom.org.uk/en-





Council Tax Band: C

Tenure: Freehold

Property Type: Semi Detached House

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- POPULAR WOODSETTON CUL-DE-SAC
- THREE BEDROOMS
- 21FT LOUNGE-DINER
- 20ft CONSERVATORY/ UTILITY ROOM
- MODERN FITTED KITCHEN
- GENEROUS DRIVEWAY
- DETACHED GARAGE
- IMPOSING RECEPTION HALLWAY
- GAS CENTRAL HEATING & UPVC DOUBLE GLAZING
- STYLISH BATHROOM

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MISREPRESENTATION ACT 1967

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