



## 25 Mount Crescent

Hoyland, Barnsley, S74 0HG

£195,000



Spacious Three-Bedroom Semi-Detached Home in Sought-After Location

Situated in the desirable area of Mount Crescent, Hoyland, this well-presented three-bedroom semi-detached property offers a rare opportunity to acquire a home in this highly sought-after location.

Boasting generous living space throughout, the property features a conservatory extension with a solid roof, providing a versatile additional living area. The spacious rear garden is perfect for outdoor enjoyment, while the garage and off-road parking ensure ample space for vehicles. A unique highlight is the private bar area situated at the rear of the garage, ideal for entertaining guests.

With its excellent location, close to local amenities, schools, and transport links, this charming home is perfect for families and professionals alike.

Don't miss out—schedule a viewing today!





GROUND FLOOR

ENTRANCE HALL

Having stairs which rise to the first floor landing.

LOUNGE

A front facing reception room having double glazed window, radiator and feature fire.

DINING KITCHEN

A range of wall and base units, worktop surface over which incorporates the sink unit with mixer tap, integrated oven, hob and extractor unit, plumbing for a washing machine and space for appliances, handy storage unit, radiator and rear facing double glazed window.

CONSERVATORY

Of good size and overlooks the rear garden.

FIRST FLOOR

LANDING

With loft access.

BEDROOM ONE

A double bedroom having a front facing double glazed window and radiator.

BEDROOM TWO

A further double bedroom with radiator and rear facing double glazed window.

BEDROOM THREE

With front facing double glazed window and radiator.

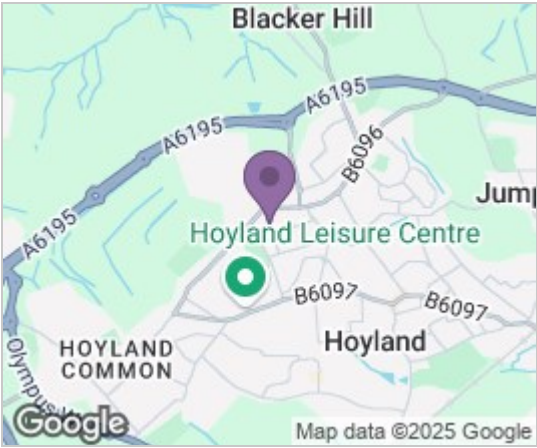
BATHROOM

A three piece suite comprising bath with shower over, wc and wash hand basin. Radiator and window with obscure glazing.

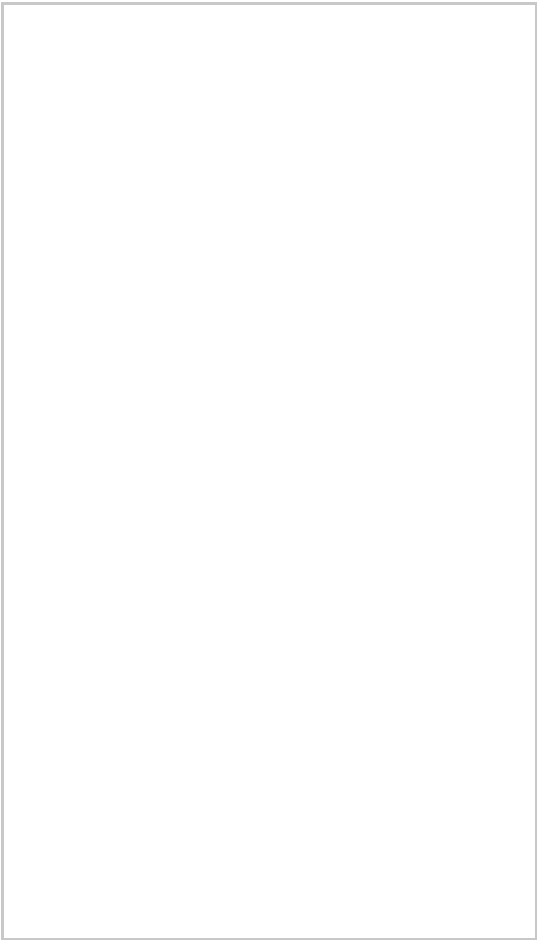
OUTSIDE

To the front provides driveway for parking and in tur leads to the garage, there is a small garden area and to the rear is a good size enclosed garden.

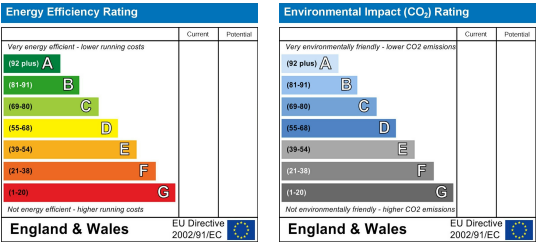
Area Map



Floor Plans



Energy Efficiency Graph



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