



8 Holme Court

Goldthorpe, Rotherham, S63 9BX

£175,000



Situated in a peaceful cul-de-sac, this beautifully presented three-bedroom semi-detached home is ready to move straight into. The property features a spacious lounge, a well-appointed dining kitchen, a bright conservatory, and a modern bathroom. Externally, it benefits from off-road parking, a garage, and a well-maintained garden. With its versatile appeal, this home is ideal for a wide range of buyers.

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GROUND FLOOR

ENTRANCE HALL

Via a composite entrance door, sleek laminate flooring and stairs which rise to the first floor landing.

LOUNGE

A beautifully presented lounge having laminate flooring, media wall with electric feature fire, tv aerial point and radiator.

DINING KITCHEN

The well-equipped kitchen features a range of wall and base units, offering ample storage and a practical layout. The worktop surface seamlessly incorporates a sink unit with a modern mixer tap, freestanding oven, plumbing is in place for a washing machine, with dedicated space for a fridge freezer. A stylish breakfast bar creates a casual seating area, perfect for dining or socializing. Natural light fills the room through the window, while a door provides easy access to the conservatory, enhancing the flow of the living space.

CONSERVATORY

The conservatory offers a versatile additional sitting area, currently used as a stylish makeup room. Its large windows provide plenty of natural light, creating a bright and airy atmosphere. Overlooking the rear garden, the space enjoys peaceful views, making it an ideal spot for relaxation or personal use. Whether maintained as a beauty space or repurposed for lounging or dining, the conservatory adds valuable extra living space to the home.

FIRST FLOOR

BEDROOM ONE

The immaculately presented master bedroom offers a stylish and comfortable retreat, featuring a well-proportioned layout. A double-glazed window allows natural light to brighten the space, while a radiator ensures warmth and comfort. Finished to a high standard, this elegant bedroom provides a serene and inviting atmosphere, perfect for rest and relaxation.

BEDROOM TWO

The well-proportioned second bedroom offers ample space for furnishings and personal touches. A double-glazed window allows plenty of natural light to fill the room, while a radiator ensures warmth and comfort. Versatile and inviting, this bedroom is ideal for use as a guest room, home office, or additional sleeping space.

BEDROOM THREE

The third bedroom is currently used as a stylish dressing room, offering a bright and inviting space. A double-glazed window allows natural light to enhance the room, while a radiator ensures year-round comfort. The laminate flooring adds a modern touch, making this versatile room ideal for continued use as a dressing area or easily adaptable to suit individual needs.

BATHROOM

The bathroom features a modern three-piece suite comprising a bathtub with a shower over, a WC, and a wash hand basin. Part tiling to the walls adds a stylish and practical touch, ensuring easy maintenance. A heated ladder rail provides warmth and convenience, while the double-glazed window with obscure glazing allows natural light in while maintaining privacy. This well-designed space offers both functionality and contemporary comfort.

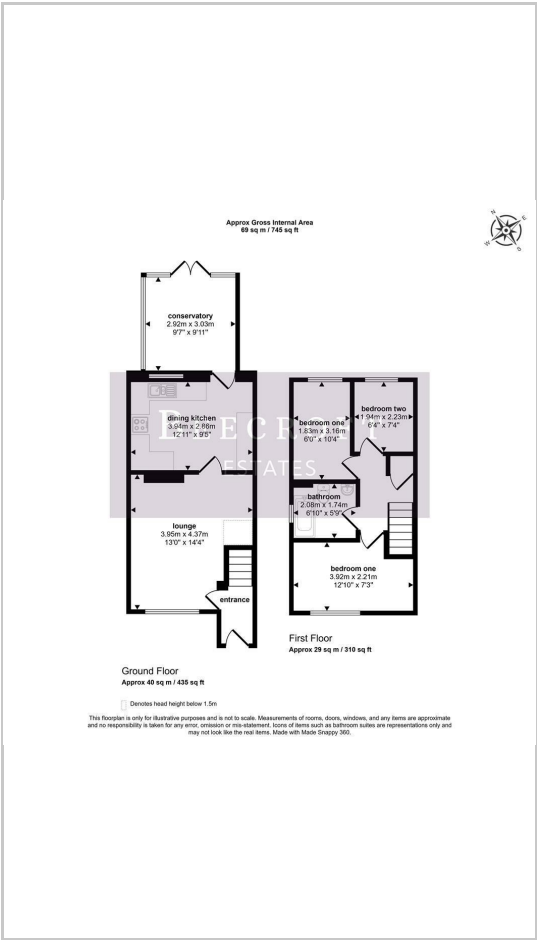
OUTSIDE

Outside, the property benefits from a driveway providing ample parking, along with a detached garage to the front for additional storage or vehicle space. To the rear, a beautifully enclosed garden offers a peaceful retreat, featuring a well-maintained lawn, a dedicated seating area perfect for outdoor relaxation, and a garden shed for added storage. This charming outdoor space is ideal for both entertaining and enjoying the fresh air in a private setting.

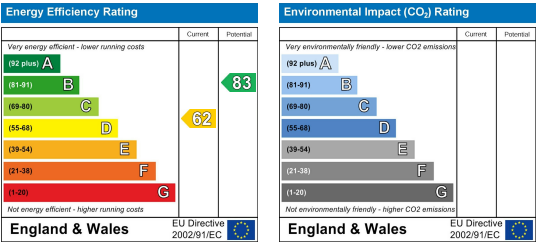
Area Map



Floor Plans



Energy Efficiency Graph



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