



69 Celandine Rise

Swinton, Mexborough, S64 8NZ

Offers Over £290,000



Four Bedroom Detached Home – Swinton – No Upper Chain

Situated on a popular estate in Swinton, this spacious four bedroom detached property is ideal for families and is offered to the market with no upper vendor chain.

The home features a larger than average detached garage/workshop, ample off-road parking via a block-paved driveway, and well-maintained front and rear gardens. A conservatory extension to the rear provides additional living space, perfect for modern family life.

Internally, the property is well-presented and benefits from a newly fitted kitchen with integrated appliances, a downstairs WC, and generously sized rooms throughout.



GROUND FLOOR

ENTRANCE PORCH

Ideal entrance porch with built-in seating and storage – perfect for coats, shoes, and everyday essentials.

ENTRANCE HALL

A good-sized hallway featuring a side-facing double glazed window, laminate flooring, and stairs rising to the first-floor landing.

KITCHEN

A newly fitted modern kitchen featuring a range of wall and base units with worktop surfaces incorporating a sink unit with mixer tap. Integrated appliances include a oven and hob with extractor hood, and dishwasher. The room benefits from a rear-facing double glazed window and central heating radiator.

LOUNGE

A good-sized reception room featuring laminate flooring, a bay-style double glazed window, and a central heating radiator. Double doors lead through to the dining room, creating a convenient and open family space—ideal for entertaining or gatherings.

DINING ROOM

A continuation of the laminate flooring flows into the dining area, which also features a central heating radiator. Sliding doors provide access to the conservatory, allowing for plenty of natural light and an extended living space.

CONSERVATORY

The conservatory provides an additional seating area and enjoys views over the rear garden, making it a perfect space to relax and unwind.

DOWNSTAIRS WC

Comprising a wc and vanity wash hand basin, radiator and double glazed window with obscure glazing.

FIRST FLOOR

LANDING

Having loft access and storage.

BEDROOM ONE

A good-sized double bedroom featuring a front-facing double glazed window and a central heating radiator.

BEDROOM TWO

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

BEDROOM THREE

A well proportioned third bedroom with fitted storage, double glazed window and radiator.

BEDROOM FOUR

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

BATHROOM

A four piece bathroom suite comprising bath with shower over, wash hand basin, wc and bidet. Double glazed window with obscure glazing and radiator.

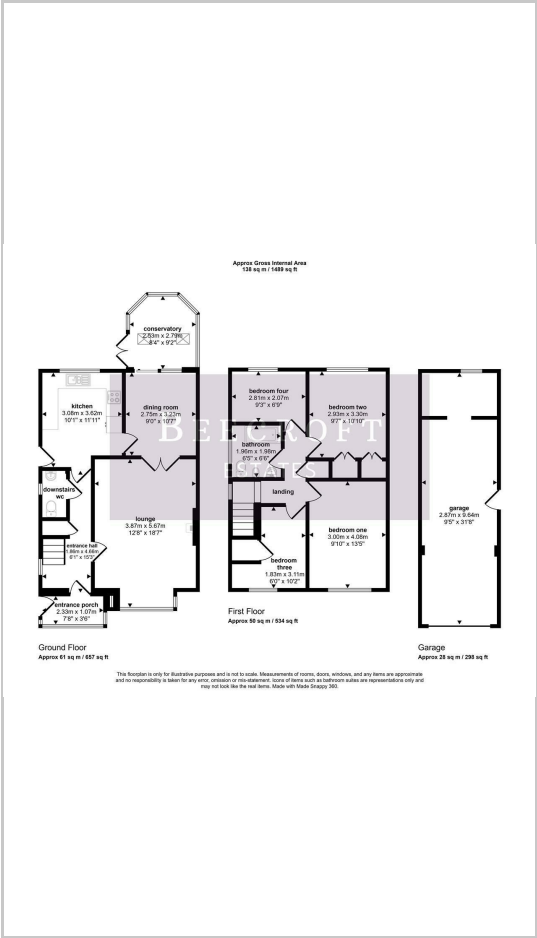
OUTSIDE

There are gardens to both the front and rear, with a block-paved driveway providing ample off-road parking, which in turn leads to a generously sized garage with a inspection pit and workshop which has plumbing.

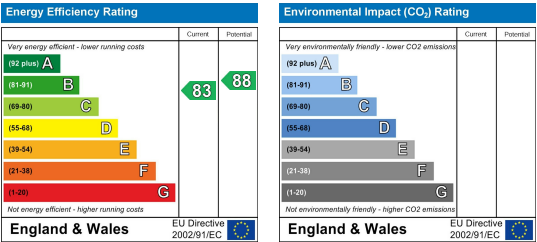
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.