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Towngate, Silkstone, Barnsley

Offers Over £490,000



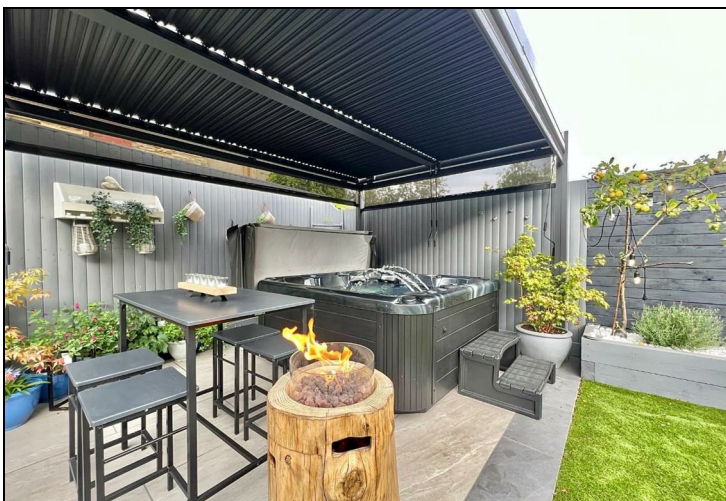
A rare opportunity to acquire this extended, brick built home in one of South Yorkshires most sought after locations, Silkstone, Barnsley. The area of Silkstone is surrounded by beautiful countryside and local amenities such as Silkstone Cricket club a number of local pubs and restaurants with the further benefit of being within the catchment area of Penistone Grammar school. This unique property oozes character and charm, whilst being sympathetically maintained to the highest standards by its current owners. The private driveway of this impressive home offers a country setting from the front elevation. Briefly comprises: Entrance hallway, w/c, study, kitchen, sitting room, dining room, utility, lounge, four bedrooms (master en-suite) and a house bathroom. Externally the property has beautifully landscaped gardens, plus a double width driveway leading to a garage/ storage room. The property is peacefully located, nestled on the edge of the village of Silkstone offering good local schools and only a short drive to the motorway. Call Hunters Barnsley to arrange a viewing today.

1-3 Church Street, Barnsley, South Yorks, S70 2AB | 01226 447155
barnsley@hunters.com | www.hunters.com



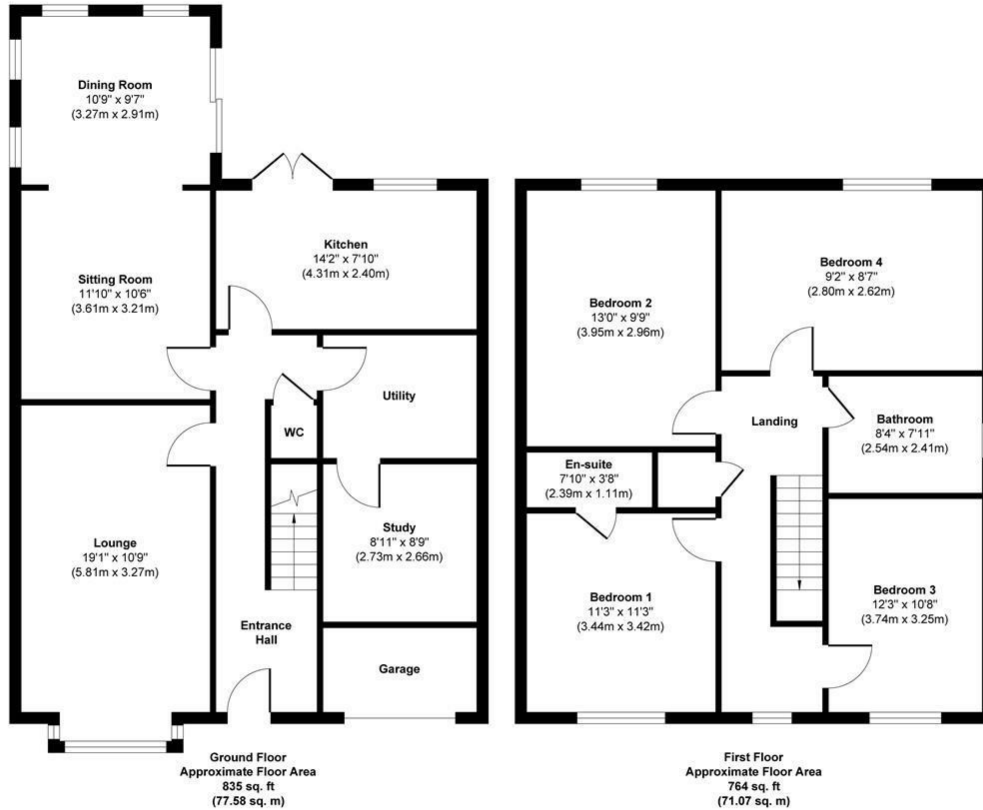
KEY FEATURES

- Close to Penistone Grammar school
- Landscaped garden
- Four bedrooms
- Two bathrooms
- Modern home
- Extended property





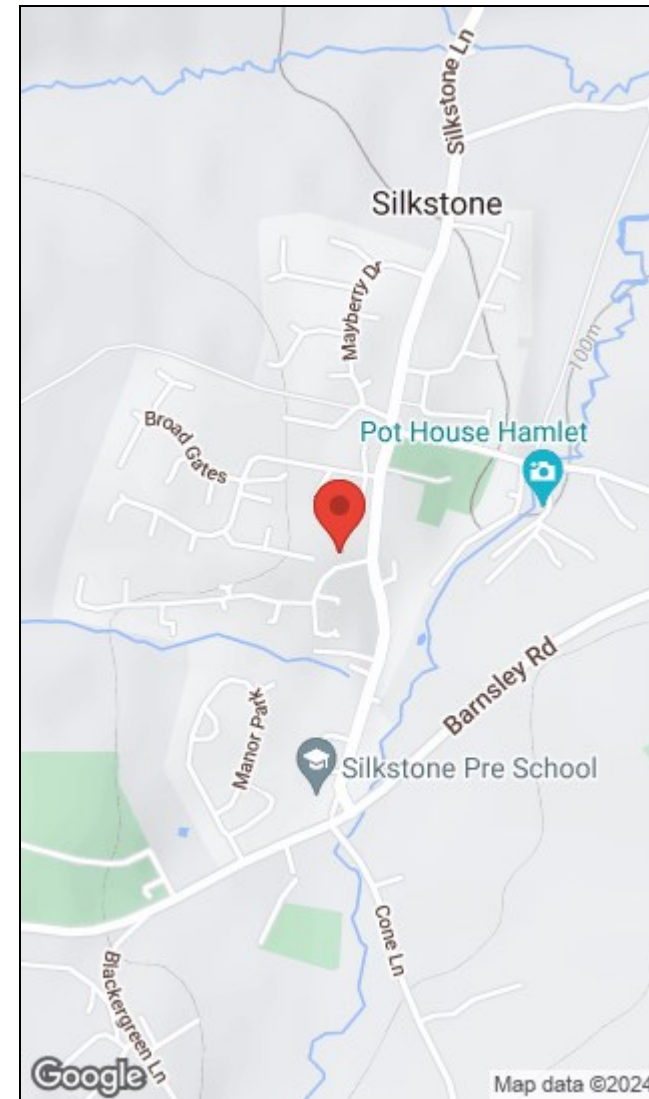
Towngate



Approx. Gross Internal Floor Area 1599 sq. ft / 148.65 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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