

HUNTERS®

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5 East Street, Darfield, Barnsley, S73 9AE

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Asking Price £120,000

Located on East Street in the charming village of Darfield, Barnsley, this well-presented semi-detached home offers a delightful blend of comfort and style. With three bedrooms, including two spacious double rooms, this property is perfect for families or those seeking extra space.

As you enter, you are welcomed into a cosy living area that features an inviting electric fire and a lovely bay window, creating a warm and welcoming atmosphere. This space is ideal for relaxing or entertaining guests. The layout of the home is practical and functional, ensuring that every corner is utilised effectively.

The property boasts a well-appointed bathroom, catering to all your daily needs. Outside, you will find both front and rear gardens, providing a wonderful opportunity for outdoor enjoyment, whether it be for gardening, play, or simply soaking up the sun. Additionally, off-street parking is available, offering convenience and peace of mind.

This semi-detached house is not just a home; it is a lifestyle choice, situated in a friendly community with easy access to local amenities. If you are looking for a property that combines comfort, space, and a touch of charm, this home on East Street is certainly worth considering.

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

Front entrance**Lounge**

12'9" x 12'9"

Kitchen

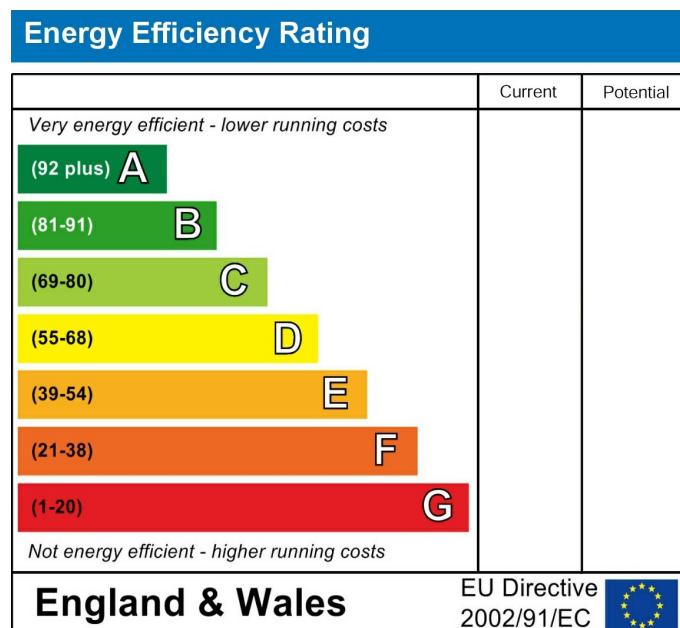
7'9" x 15'7"

Bedroom 1

8'11" x 13'8"

Bedroom 2

8'3" x 9'7"

Bathroom

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.







