

HUNTERS®

HERE TO GET *you* THERE



Sale Street

Hoyland, Barnsley, S74 0PT

Offers In The Region Of £90,000



- 2 BED MID TERRACE
- PLENTY OF POTENTIAL
- MODERN BATHROOM
- LOW MAINTENANCE GARDEN WITH NO SHARED ACCRESS
- MINUTES AWAY FROM THE M1
- NO UPWARD CHAIN
- GOOD ROOM DIMENSIONS
- IN NEEDS OF UPGRADING IN AREAS
- CLOSE TO AN ARRAY OF AMENITIES
- COUNCIL TAX BAND A

Tel: 0114 257 8999

Sale Street

Hoyland, Barnsley, S74 0PT

Offers In The Region Of £90,000



NO UPWARD CHAIN! Nestled on Sale Street in the popular area of Hoyland, Barnsley, this delightful mid terrace house presents an excellent opportunity for those seeking a comfortable home with potential for personalisation. A great first home or a great addition to any rental portfolio. Boasting two spacious double bedrooms, this property is ideal for couples, small families, or individuals looking for extra space.

While the house is in need of some upgrading, it offers a blank canvas for you to create your dream living environment. The modern bathroom adds a touch of contemporary style, ensuring that essential facilities are both functional and appealing.

The low maintenance courtyard is a practical feature, providing a private outdoor space without the hassle of extensive upkeep. It is important to note that there is no shared access, allowing for a sense of privacy.

Conveniently located, this property is perfect for commuters, with the M1 minutes away, direct roads leading to Barnsley, Sheffield and Rotherham and serviced by good public bus routes. Additionally, you will find yourself within walking distance of a variety of amenities, including shops, bars, and parks, making daily life both easy and enjoyable.

Briefly comprising living room, kitchen, bathroom and two double bedrooms.

This house on Sale Street is a fantastic opportunity for those looking to invest in a property with great potential in a well-connected area. With a little vision and effort, this could be the perfect home for you....book your viewing today.

LIVING ROOM

Through a glazed uPVC door leads into a light and airy living room, drenched in natural light through a large front facing uPVC window, also hosting a cream fireplace with marble surround giving a great focal point to the room, also comprising wall mounted radiator, aerial point and telephone point .

KITCHEN

Hosting an array of light wood wall and base units providing plenty of storage space, contrasting black granite effect work surfaces, black splash back tiling, inset stainless steel sink and drainer with matching mixer tap, inset stainless steel 4 ring gas hob with extractor fan above, integrated electric oven, integrated slimline dishwasher, under counter space and plumbing for washing machine, large understairs alcove perfect for a further appliance or breakfast table, tiled flooring, wall mounted radiator, uPVC window and door leading to the rear porch.

BATHROOM

A contemporary shower room, fully tiled in 'on trend' grey, hosting a glass shower cubicle with electric shower, white gloss vanity unit with inset sink, low flush WC, wall mounted radiator, extractor fan and frosted uPVC window.

BEDROOM 1

A large double bedroom hosting two built in solid pine wardrobes, aerial point, wall mounted radiator and uPVC window.

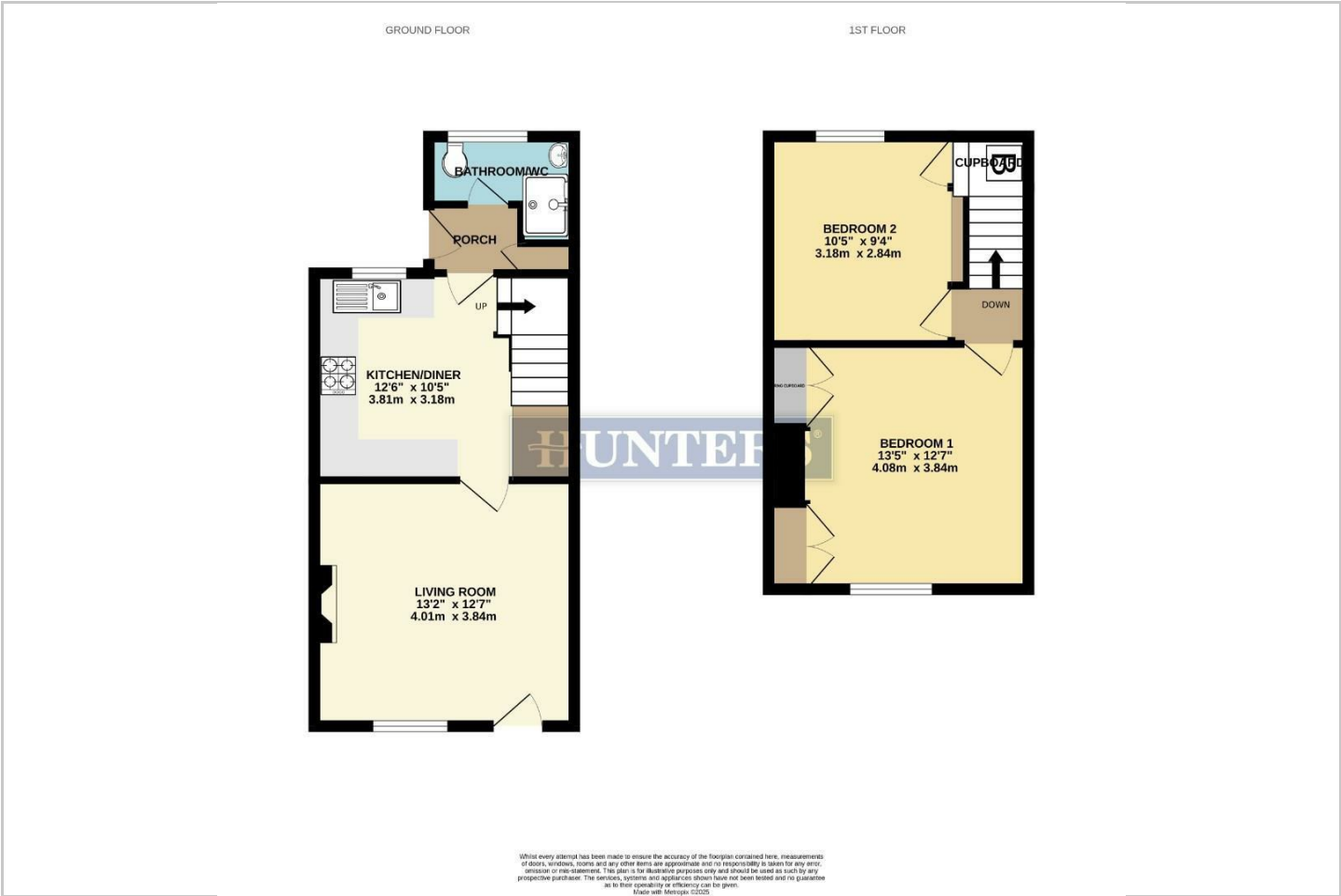
BEDROOM 2

A further good sized double bedroom, hosting a built in storage cupboard that also houses the boiler, aerial point, wall mounted radiator and uPVC window.

EXTERIOR

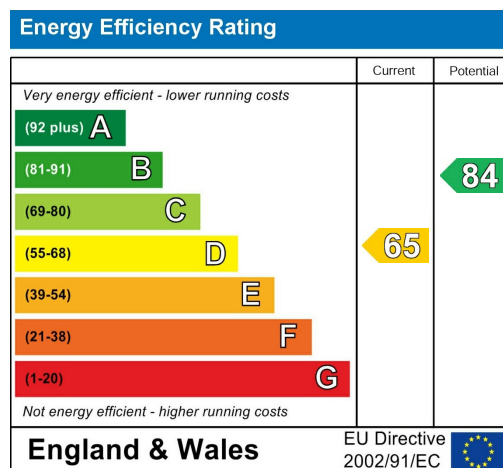
To the rear of the property is a fully enclosed, low maintenance, sun drenched courtyard, fully slabbed and benefitting from no shared access over it. Ample on street parking is available to the front of the property.

Floorplan





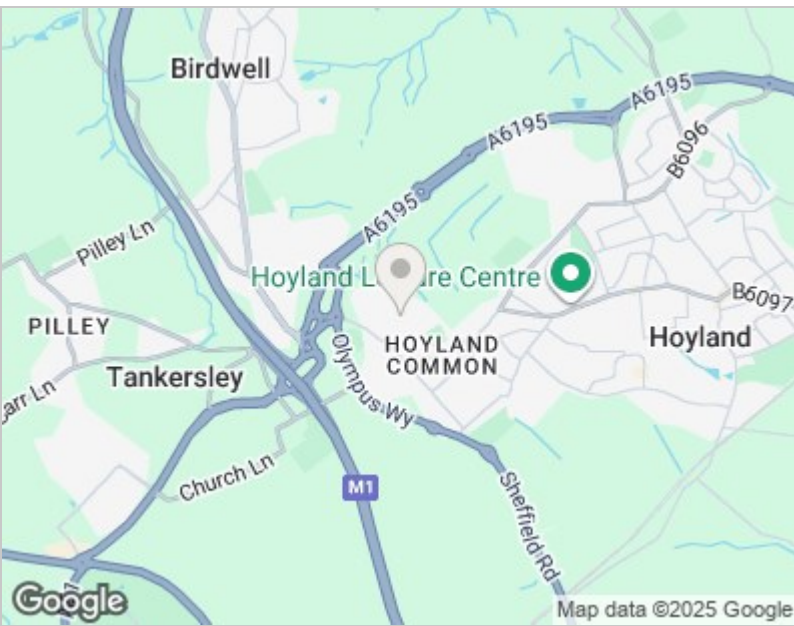
Energy Efficiency Graph



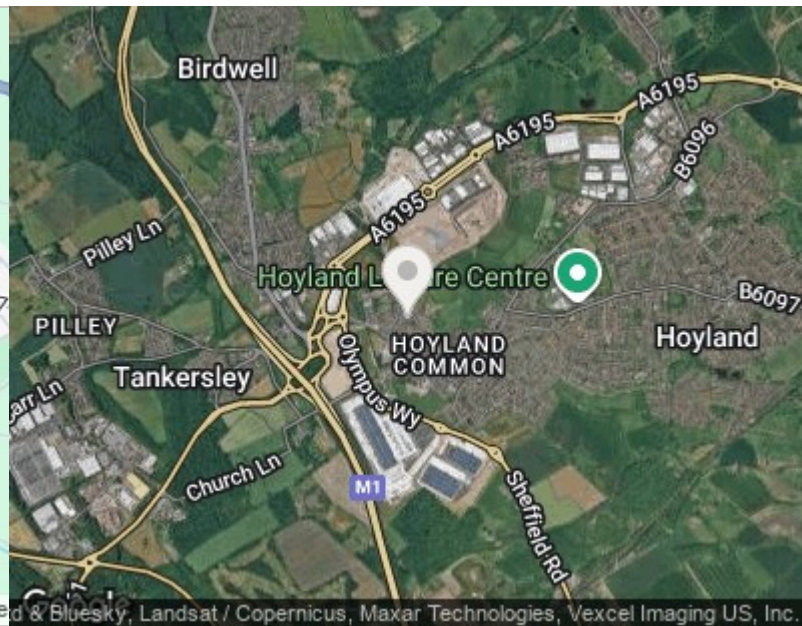
Viewing

Please contact our Hunters Chapeltown Office on 0114 257 8999 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





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. THINKING OF SELLING? 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.

1 Station Road, Chapeltown, Sheffield, S35 2XE
Tel: 0114 257 8999 Email: chapeltown@hunters.com
<https://www.hunters.com>

