



# 4 Sitwell House Coach House Lane

Moorgate, Rotherham, S60 3FP

£2,000 PCM

Located in the heart of Moorgate, this unique and exquisite first-floor apartment boasts two spacious

double bedrooms, two luxurious bathrooms, and two

charming balconies within a period property. Recently re

within a beautifully converted cently renovated, Sitwell House reflecting Rotherham's historical

ndustrial past. Viewing is advised to appreciate the

- Two Double Bedroom Apartment in Period ProeprtyDelightful Setting, Close to Numerous Amenities
  - Stunning Open Plan Bespoke Kitchen
  - Many Period Features in the Original House
  - Both Bedrooms have Ensuite
  - Top of the Range Fixtures and Fittings Throughou
- Available With No Onward Chair
- Residents Parking Space
- UNFURNISHED
- AVAILABLE END OF AUGUST 2024

### Viewing

Please contact our ELR Europa Link Office on 01142689900 if you wish to arrange a viewing appointment for this property or require further information.

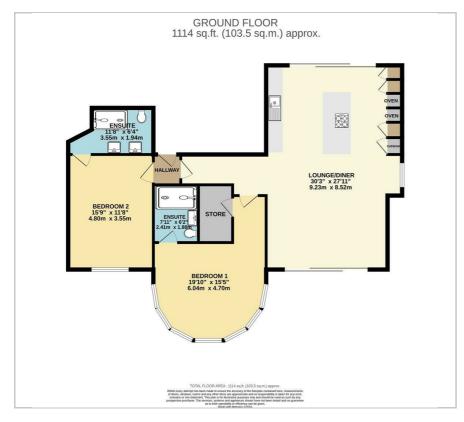






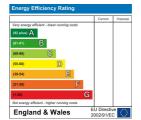


## Floor Plan

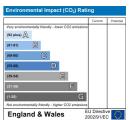


# HERRINGTHORPE Wickersley Rd BROOM The Otherham NHS Foundation Trust Whiston CANKLOW Map data ©2024 Google

### **Energy Efficiency Graph**



Area Map











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.