



Campbell Walk, Brinsworth



Guide Price £210,000 to £220,000 - This modern three bedroom semi-detached property is beautifully presented throughout. As you enter, you're greeted by a welcoming hallway, with a downstairs w/c, leading to a spacious lounge with plenty of room for family relaxation or entertaining guests. The room is bright and airy, with patio doors bringing in natural light leading to the garden, featuring a combination of paving, turf and decking meaning minimal upkeep is required. The ground floor also features a modern, well-equipped kitchen, designed with functionality in mind, offering ample space with a breakfast bar, a range of wall, base and drawer units with a contrasting work top which incorporates the sink, drainer and the four ring gas hob with extractor above.

Upstairs, the property boasts 3 bedrooms. The main bedroom and second bedroom is great size with the main benefitting from an en-suite, offering extra privacy and convenience. The third bedroom is still decent in size offering versatility, whether as a guest room, nursery or home office. The property is within easy reach of local amenities, schools, and transport links, making it perfect for families and commuters alike. The M1 motorway is just a short

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## ACCOMMODATION

- Modern Semi-Detached Home
- Three Bedrooms And Bathroom
- Two Off-Road Parking Spaces
- Spacious Lounge
- Downstairs WC
- Low Maintenance Garden with Patio and Decking
- Easy Reach Of Local Amenities, Schools And Transport Links
- FREEHOLD / Council Tax Band B



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