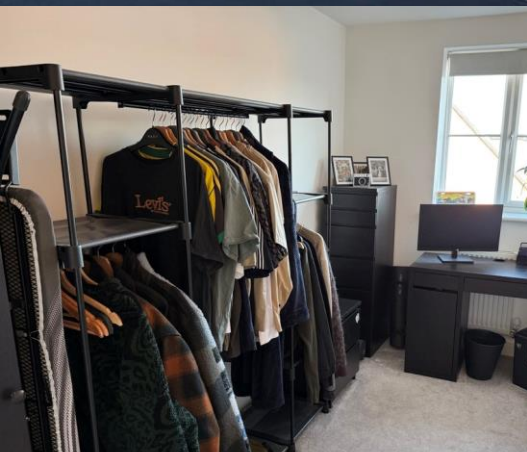


Crucible

Homes



Askham Way
Rotherham, S60 8DG

Asking Price Of
£135,000

Overview

20% discount from market value

Two bedrooms

Impressive living dining kitchen

Integrated oven, hob, hood, fridge, freezer, dishwasher and washing machine

Modern bathroom

Dedicated parking space plus visitor parking



Description

We are delighted to offer for sale this modern apartment. The property is located in a popular area with access to amenities and transport links and offers affordable contemporary living. The property benefits from gas central heating and PVCu double glazing. There is a modern living dining kitchen with appliances plus a contemporary bathroom. There are ample sockets and media points to the property. This lovely home is fitted with flooring and blinds included. The property comprises entrance hall, living dining kitchen, 2 bedrooms and a contemporary bathroom. There are well presented communal areas with entry via a secure intercom system. The property benefits from a dedicated parking space with further visitors spaces.

The 20% Discount Step Up Scheme has the following criteria.

1. The discount will apply to this an all future purchases in perpetuity
2. You must be purchasing to live in the property yourself (No investor purchases)
3. You must be a First Time Buyer*
4. You must be aged 23-39*
- 5 You must not own other properties

* If a joint purchase only 1 of the buyers needs to qualify.

AGENT'S NOTES

Tenure - Leasehold

Term - 121 years

Waverley estate charge - c. £108 p.a.

Block management fee - c. £850 p.a.

Council tax band - A

ENTRANCE HALL With fitted carpets. Access to store.

LIVING DINING KITCHEN A light dual aspect room having a comprehensive range of modern wall and base units with complimenting laminate worktops and upstands plus stainless steel splash back. With oven, hob, hood, dishwasher, fridge freezer and washing machine plus recessed spot lights. Carpets and vinyl flooring plus blinds.

BEDROOM ONE A double bedroom with carpets.

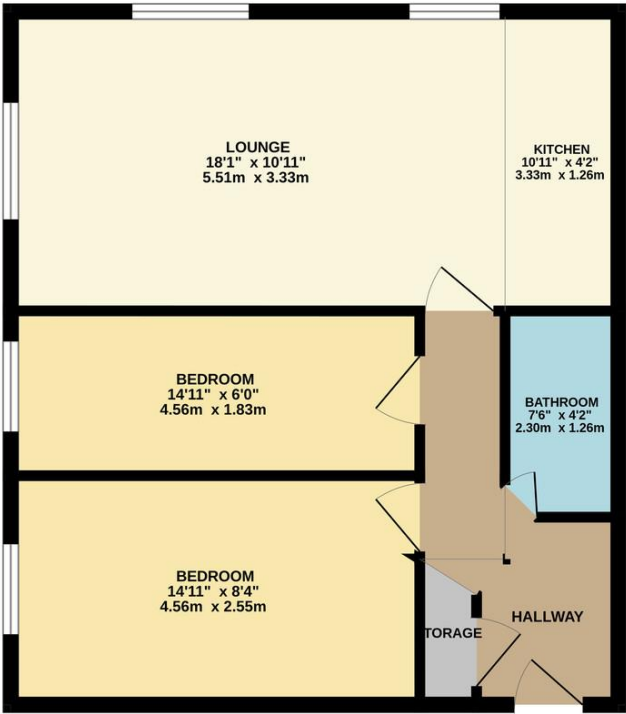
BEDROOM TWO A large single bedroom with carpets.

BATHROOM Having contemporary white sanitary ware with shower and screen to bath, tiling, recessed spot lights and vinyl flooring.

EXTERNAL There are well presented communal areas with entry via a secure intercom system. The property benefits from a dedicated parking space with further visitor spaces.



GROUND FLOOR
562 sq.ft. (52.3 sq.m.) approx.



Score	Energy rating	Current	Potential
92+	A		
81-91	B	85 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

TOTAL FLOOR AREA : 562 sq.ft. (52.3 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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