



## 48 Foster Street

, BARNSELY, S70 3EW

Offers In The Region Of £90,000



This two bedroom mid terrace property is offered to the market with no vendor chain and would be a great purchase for any First Time buyer or investor. Potential rental income of £625 per month gives a good yield. Benefitting from front facing lounge, dining room and kitchen. Two first floor bedrooms and bathroom. Enclosed rear patio style garden and front paved area with gates access. CALL BEECROFT ESTATES TO BOOK YOUR VIEWING!



**Lounge 10'6" x 11'0" (3.21 x 3.35)**  
10' 6" x 11' (3.21m x 3.35m) A spacious reception room having a front facing double glazed window and radiator.

**Dining Room 10'5" x 12'11" (3.18 x 3.94)**  
10' 5" x 12' 11" (3.18m x 3.94m) A further spacious reception room having under stairs storage and radiator.

**Kitchen 6'6" x 10'9" (1.99 x 3.28)**  
6' 6" x 10' 9" (1.99m x 3.28m) Fitted with a range of wall and base units in area effect, worktop surface over which incorporates the sink unit with mixer tap, integrated oven, hob and extractor unit. plumbing for a washing machine. Rear facing double glazed window and door.

**Bedroom One 10'5" x 11'1" (3.18 x 3.39)**  
10' 5" x 11' 1" (3.18m x 3.39m) A front facing double glazed window and radiator.

**Bedroom Two 10'6" x 6'1" (3.20 x 1.86)**  
10' 6" x 6' 1" (3.20m x 1.86m) A rear facing double glazed window and radiator. This room also houses the combination boiler.

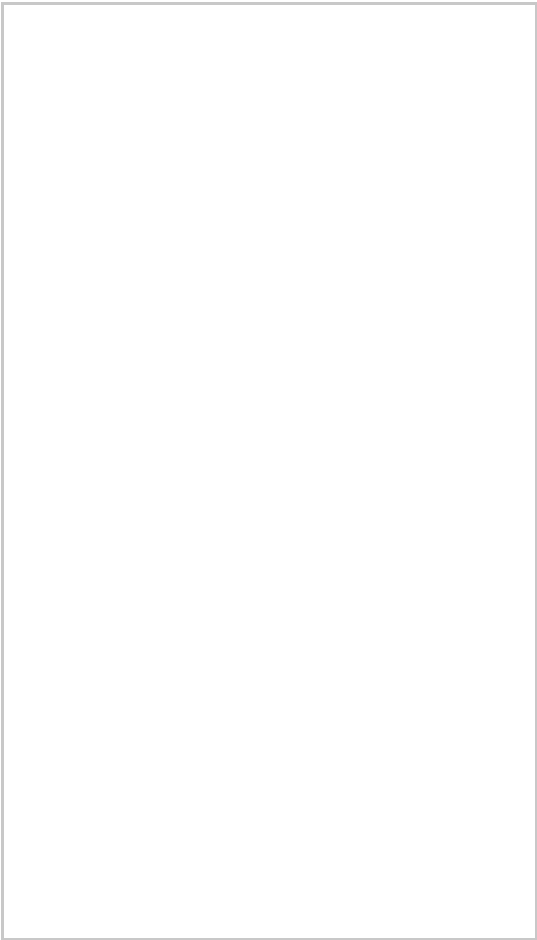
**Bathroom**  
A three piece suite comprising panelled bath, w.c and pedestal wash hand basin. Rear window with obscure glass and radiator.

**Garden**  
To the front is a small forecourt with fenced surround and t t the rear is a enclosed patio style garden.

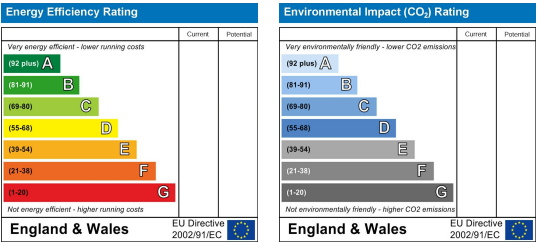
Area Map



Floor Plans



Energy Efficiency Graph



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