



## 18 Fenton Fields

Rotherham, Rotherham

- THREE Bedroom Semi Detached House
- Offered with NO ONWARD CHAIN!
- Ever Popular Residential Location!
- Well Presented Throughout, including uPVC Double Glazed Windows & Gas Boiler
- Spacious Lounge / Diner
- Three generously Sized Bedrooms
- Off Road Parking and a Detached Garage
- EPC: E | FREEHOLD



# 18 Fenton Fields

Rotherham, Rotherham

Guide Price: £160,000 to £170,000. Offered to the Market with NO ONWARD CHAIN this well presented THREE Bedroom Semi Detached home is situated in the highly sought-after residential area of Kimberworth. Conveniently located close to local amenities, reputable schools, and excellent transport links, the property is makes a perfect purchase for FIRST TIME BUYERS, GROWING FAMILIES or INVESTORS alike.

The accommodation briefly comprises a spacious and welcoming Lounge/Diner, offering excellent potential to create a modern open-plan Kitchen/living area, perfect for contemporary family life and entertaining. The property also benefits from a stylish fitted Kitchen with ample storage and worktop space, complete with a built-in oven and electric hob.

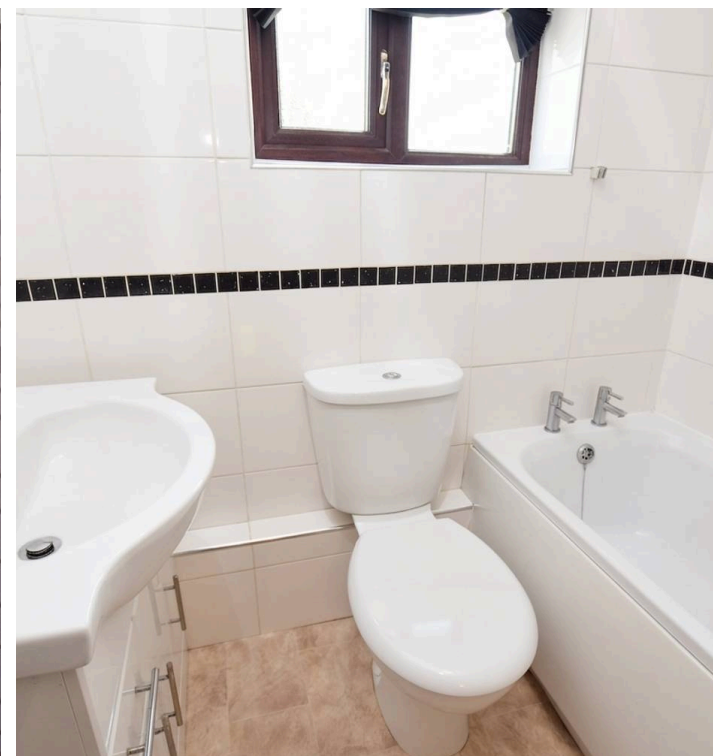
To the first floor, there are two generously sized double Bedrooms, a further single Bedroom, and a modern family Bathroom featuring a bath with shower over.

Externally, the property enjoys a well maintained rear Garden, with both paved and lawned areas, providing an ideal outdoor space for families and entertaining. A detached Garage offers additional storage or parking options.

To the front, the property benefits from neat Gardens and a Driveway providing ample off road parking, further enhancing the practicality and appeal of this fantastic home.

**Early viewing is highly recommended!**

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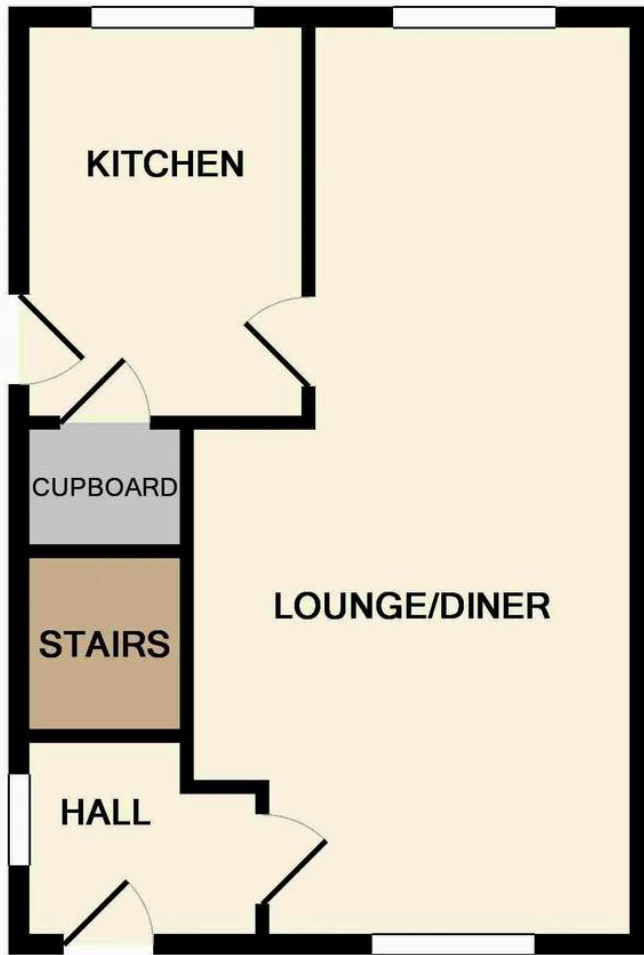
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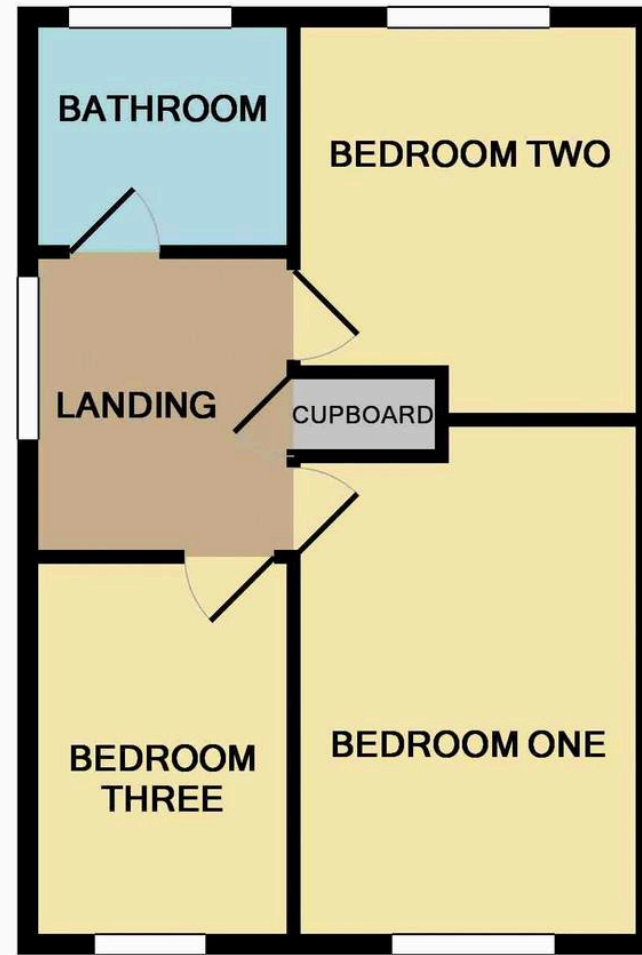
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GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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



## Bartons

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