



Sunnybank Crescent, Brinsworth Rotherham S60 5JJ

welcome to

Sunnybank Crescent, Brinsworth Rotherham

£180,000-£190,000 - YOU ARE MY SUNSHINE, MY ONLINE SUNSHINE! Situated in this popular location - conveniently placed for amenities & MOTORWAY links - this three bedroom semi detached boasts well presented accommodation, a DRIVEWAY (shared), GARAGE & a delightful rear garden.



Entrance Hall

Having a front facing double glazed door & a radiator.

Lounge

Having a front facing double glazed window, a radiator & an electric fireplace.

Dining Room

Having rear facing double glazed French doors leading to the garden & a radiator.

Kitchen

Fitted with wall & base units housing the integrated hob, oven & extractor fan with worktops housing the sink & drainer. Having a side facing double glazed window & a rear facing double glazed door.

Landing

Having a side facing double glazed window & providing access to the loft.

Bedroom One

Having a front facing double glazed window & a radiator.

Bedroom Two

Having a rear facing double glazed window, a radiator & a built in storage cupboard.

Bedroom Three

Having a front facing double glazed window & a radiator.

Bathroom

Fitted with a bath with shower over, a hand wash basin & a WC. Having a rear facing double glazed window.

Outside

To the front of the property is a shared driveway with a detached garage & EV charging point providing off road parking.

To the rear is an artificial lawned garden with a

decked area & a large bar with power.



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welcome to

Sunnybank Crescent, Brinsworth Rotherham

- Three bedroom semi detached property
- Popular location - well placed to local amenities & motorway links
- Well presented accommodation throughout
- Driveway (shared) & garage providing off street parking
- Delightful rear garden & deck with bar

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/RTF117040](https://www.williamhbrown.co.uk/Property/RTF117040)



Property Ref:
RTF117040 - 0002

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