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155 Doncaster Road, Barnsley, S70 1UF

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Asking Price £130,000

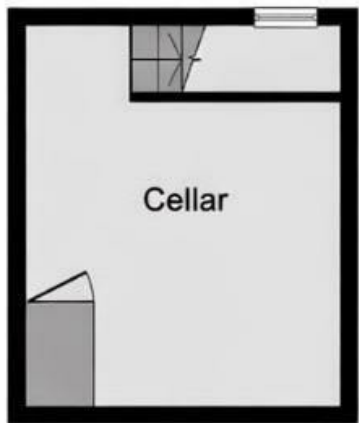
Located on Doncaster Road in the charming town of Barnsley, this beautifully presented mid-terraced home offers a perfect blend of modern living and comfort. With three well-proportioned bedrooms, this property is currently staged as a four-bedroom, one-reception layout, but it can easily be adapted to a three-bedroom, two-reception configuration to suit your needs.

Recently renovated, the home boasts a stylish kitchen and bathroom, both designed with contemporary finishes that enhance the overall appeal. The inviting reception rooms provide ample space for relaxation and entertaining, making it an ideal setting for family gatherings or quiet evenings in.

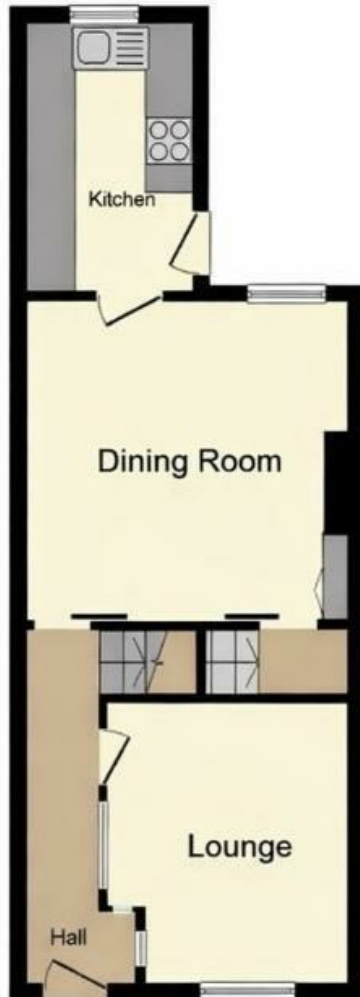
Conveniently located, this property is close to all essential amenities, ensuring that everything you need is just a stone's throw away. Whether you are a first-time buyer or looking for a family home, this mid-terraced house presents an excellent opportunity to enjoy modern living in a vibrant community.

Do not miss the chance to make this delightful property your own. With its attractive features and prime location, it is sure to capture the interest of many.

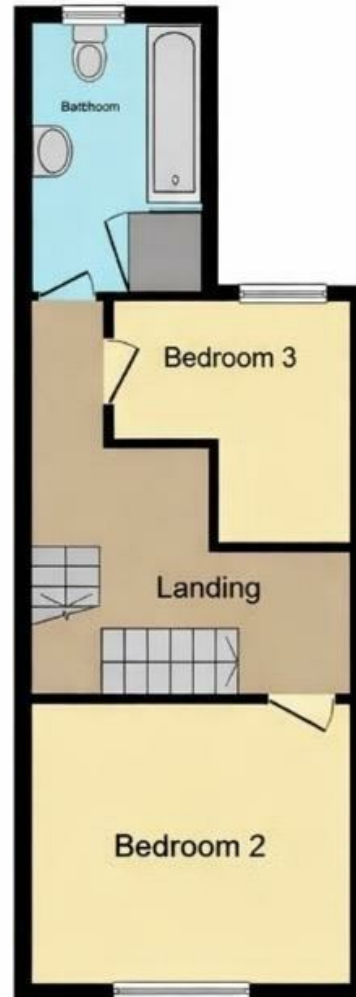
Hunters Barnsley 1-3 Church Street, Barnsley, S70 2AB | 01226 447155  
barnsley@hunters.com | www.hunters.com



**Cellar**



**Ground Floor**



**First Floor**



**Second Floor**

| Energy Efficiency Rating                           |  | Current                 | Potential |
|--|--|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> |  |                         |           |
| (92 plus) <b>A</b>                                 |  |                         |           |
| (81-91) <b>B</b>                                   |  |                         |           |
| (69-80) <b>C</b>                                   |  |                         |           |
| (55-68) <b>D</b>                                   |  |                         |           |
| (39-54) <b>E</b>                                   |  |                         |           |
| (21-38) <b>F</b>                                   |  |                         |           |
| (1-20) <b>G</b>                                    |  |                         |           |
| <i>Not energy efficient - higher running costs</i> |  |                         |           |
| England & Wales                                    |  | EU Directive 2002/91/EC |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                        |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| <i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i> |  |                         |           |
| (92 plus) <b>A</b>  |  |                         |           |
| (81-91) <b>B</b>  |  |                         |           |
| (69-80) <b>C</b>  |  |                         |           |
| (55-68) <b>D</b>  |  |                         |           |
| (39-54) <b>E</b>  |  |                         |           |
| (21-38) <b>F</b>  |  |                         |           |
| (1-20) <b>G</b>   |  |                         |           |
| <i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i> |  |                         |           |
| England & Wales   |  | EU Directive 2002/91/EC |           |

## Entrance

### Kitchen

5'7" x 9'3"

### Dining

12'8" x 11'11"

### Lounge / Bed 4

11'7" x 8'8"

### Master bedroom

10'5" x 10'1"

### Bedroom 2

9'10" x 8'8"


### Bathroom

6'0" x 9'4"

### Bedroom 3

15'7" x 7'8"

## Energy Efficiency Rating

|  | Current                    | Potential   |
|--|----------------------------|---|
| <i>Very energy efficient - lower running costs</i> |                            |   |
| (92 plus) <b>A</b>                                 |                            |   |
| (81-91) <b>B</b>                                   |                            |   |
| (69-80) <b>C</b>                                   |                            |   |
| (55-68) <b>D</b>                                   |                            |   |
| (39-54) <b>E</b>                                   |                            |   |
| (21-38) <b>F</b>                                   |                            |   |
| (1-20) <b>G</b>                                    |                            |   |
| <i>Not energy efficient - higher running costs</i> |                            |   |
| <b>England &amp; Wales</b>                         | EU Directive<br>2002/91/EC |  |

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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