

HUNTERS[®]

HERE TO GET *you* THERE



Whinside Crescent

Thurnscoe, Rotherham, S63 0PL

Guide Price £160,000



- THREE BEDROOM SEMI DETACHED FAMILY HOME
- OFF ROAD PARKING WITH LARGE DRIVE
- NEW BATHROOM, NEW CARPETS AND FRESH DECOR AS WELL AS SOLID OAK WINDOWSILLS
- CLOSE TO ALL LOCAL AMENITIES AND GOOD PUBLIC TRANSPORT
- EPC RATING D
- CUL-DE-SAC LOCATION
- ENCLOSED REAR GARDEN WITH FIELD VIEWS
- GENEROUS DIMENSIONS THROUGHOUT
- GCH / DG
- COUNCIL TAX BAND A

Tel: 01709 894440

Whinside Crescent

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*** Guide Price £160,000 to £170,000 ***

Nestled in the tranquil cul-de-sac of Whinside Crescent in Thurnscoe, Rotherham, this charming three-bedroom semi-detached house offers a perfect blend of comfort and modern living. With generous dimensions throughout, the property boasts a spacious layout that is ideal for families or those seeking extra room to breathe.

Upon entering, you will be greeted by fresh décor and new carpets that create a welcoming atmosphere. The modern fixtures and fittings throughout the home enhance its appeal, making it a delightful space to live in. The newly renovated bathroom adds a touch of luxury, ensuring that your daily routines are both comfortable and enjoyable.

One of the standout features of this property is the large drive, providing ample off-road parking for your convenience. The enclosed rear garden is a true gem, offering picturesque field views that create a serene backdrop for outdoor activities or simply relaxing in the sun.

Situated close to all local amenities, this home is perfectly positioned for easy access to shops, schools, and recreational facilities. Additionally, its excellent transport links make commuting a breeze, whether you are heading to work or exploring the surrounding areas.

This property is not just a house; it is a place where you can create lasting memories. With its appealing features and prime location, it is an opportunity not to be missed. Come and see for yourself the potential this lovely home has to offer.

Entrance Hall

Via a uPVC with decorative glass panel door this opens in to the roomy entrance hall, ideal for coats and shoes, having staircase rising to first floor, newly fitted carpet, neutral décor, wall mounted radiator, understairs storage and doors leading to lounge and kitchen/dining room.

Lounge

The bright and airy living space has large uPVC window to the front filling this room with natural light, laminate flooring for easy clean with wall mounted radiator, neutral décor and aerial point to finish.

Kitchen / Dining Room

The open plan kitchen/dining room is the real hub of the home and the perfect spot to entertain family and friends. Having modern fitted kitchen with an array of wall and base units providing storage, contrasting work surface over, ceramic sink and drainer with stainless steel mixer tap over, integrated electric hob with integrated electric oven and grill as well as dishwasher, space and plumbing for washing machine, two uPVC windows face the rear giving lovely garden and field views as well as filling the room with natural light, having laminate flooring throughout, the dining area has a log burner in place giving not only a focal point but a cosy feel, with neutral décor, wall mounted radiator, pantry for further storage and uPVC door that leads in to the porch.

Porch

This is a great added extra to this already spacious home, the side porch has uPVC doors leading out to both the front and rear with lighting and two built in rooms, one purely for storage while the other window to the front and is a great space for larger appliances such as fridge/freezer.

Landing

The spacious landing has uPVC window to the side elevation with built in storage cupboards housing the property's combi boiler, access to the loft which is boarded for storage and having ladder

in place, neutrally decorated with carpet to floor and doors leading to all bedrooms and bathroom.

Bedroom One

The generously sized master bedroom has ample room to add storage and furniture, with neutral décor, carpet to floor, wall mounted radiator and uPVC window to the rear giving beautiful field views.

Bedroom Two

A further good sized double bedroom, again having neutral décor, carpet to floor, wall mounted radiator and uPVC window to the front.

Bedroom Three

The roomy third is an ideal single room or great home office, newly decorated and carpeted with built in cupboard providing that extra storage we all crave, wall mounted radiator in place and uPVC window to the front finishes this room.

Bathroom

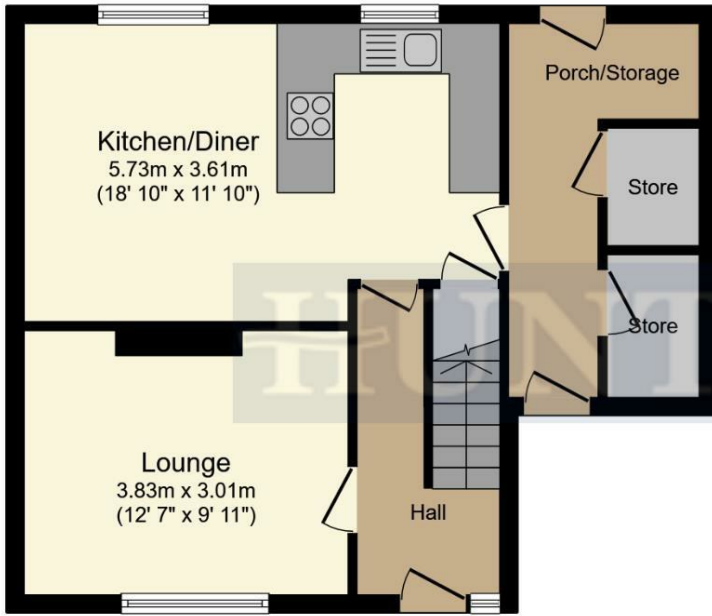
The newly refurbished family bathroom is the ideal spot to relax and unwind, fully tiled for easy clean with low flush WC, vanity unit with built in wash hand basin and bath with shower over and screen in place, two uPVC frosted windows to the side and rear with chromed heated towel rail to finish.

Exterior

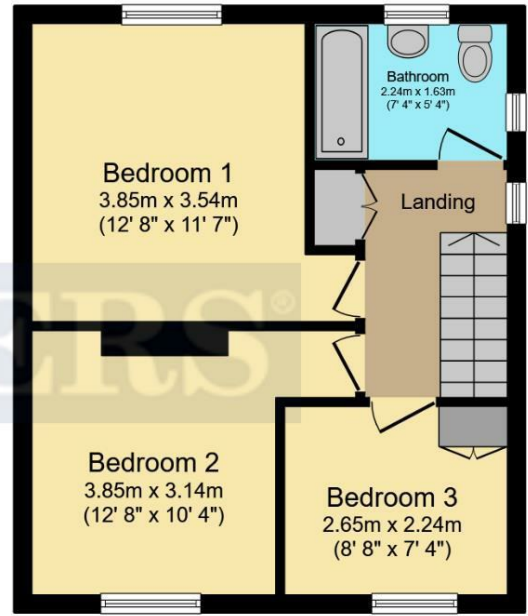
The front of the property can be access via decorative iron gates that lead on to the large driveway for secure off road parking with decorative pebbles for low maintenance, pathway gives access to front entrance as well as entrance to side porch.

At the rear is the enclosed garden, having patio area ideal for seating and enjoying the warmer months leading on to a well maintained lawn that the whole family can enjoy, this property backs on to roaming fields giving beautiful views but also adding to the privacy of this home.

Floorplan



Ground Floor
Floor area 48.8 sq.m. (525 sq.ft.)



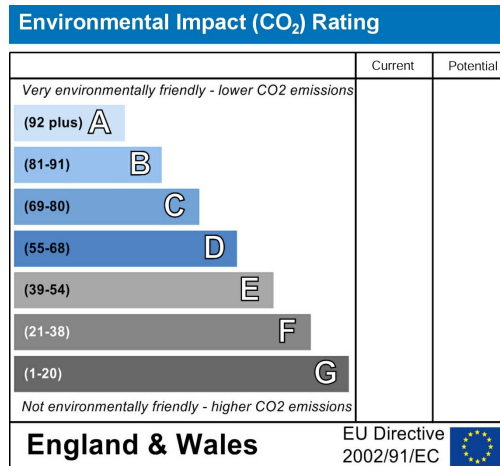
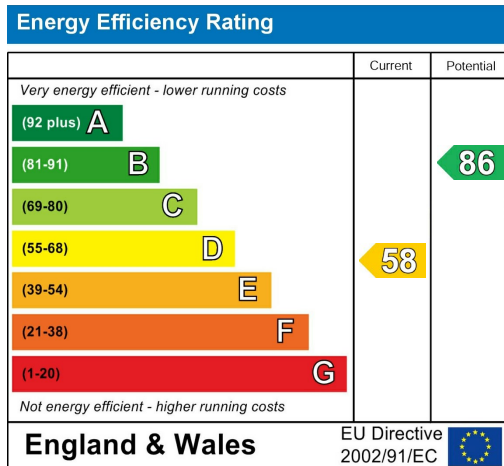
First Floor
Floor area 38.3 sq.m. (412 sq.ft.)

Total floor area: 87.1 sq.m. (938 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io







Energy Efficiency Graph

Viewing

Please contact our Hunters Dearne Valley - Rotherham North Office on 01709 894440 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





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. THINKING OF SELLING? 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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