



Bluebell Court

Goldthorpe



LLOYDS
LIVING

Welcome to Goldthorpe

With a wide range of 3-bedroom contemporary homes, Bluebell Court offers young professionals, modern families or downsizers the perfect escape within the stunning Dearne Valley. Situated in the thriving village of Goldthorpe, just steps from amenities, schools and green spaces, enjoy discovering your new surroundings or take advantage of superb transport links to Rotherham (24 mins), Sheffield (41 mins), Leeds (46 mins), and beyond.



Lloyds Living are your trusted landlord

We are passionate about property and invest time and resources into understanding the needs and expectations of our customers. That's why all of our properties must meet our high standards, which means keeping a finger on the pulse of the latest trends and going above and beyond to create living environments to suit a wide range of lifestyles.

Our role is to make renting a smooth and stress-free process. Quality housing and flexible living are two of our top priorities, so you can rest assured that we're always here to offer expert guidance and a wide range of tenancy agreements to help you make the most of your new home.

Overview

Property types

3 bedroom houses

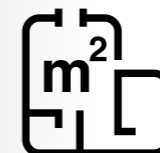
Number of properties

80

Average EPC

B

Floorplans available



Rent



Unfurnished



Specification

Smart, stylish and sustainable.

Kitchen

- Contemporary kitchen cabinets and drawers and a complementary worktop and matching upstand
- Oven, Ceramic hob and extractor fan
- Integrated Fridge Freezer
- Integrated Dishwasher
- Integrated washer/dryer

Bathroom

- Modern white sanitaryware including WC and basin with chrome basin tap
- Shower screen over the bath, chrome bath mixer tap, thermostatic shower
- Fitted mirror
- Towel rail

General

- Fitted wardrobe to bedroom one
- Neutral fitted carpets will be fitted to the living room, stairs, landing and bedroom(s)
- Vinyl flooring to kitchen and wet areas
- White emulsion painted walls and ceilings

Garden

- Patio area
- Turfed garden
- Outside tap



The specification of the properties is correct at the date of print but may change as building works progress. Any images are indicative of the anticipated quality and style of the specification and may not represent the actual furnishings and fittings of the properties. Unless specifically incorporated in writing into the sales contract the specification is not intended to form part of any offer, contract, warranty or representation and should not be relied upon as a statement or representation of fact.

Location

Things to do

Dearneside Leisure Centre (0.9 miles) has a swimming pool, gym and wide range of fitness classes for all ages and levels. Wander through RSPB Dearne Valley (4.4 miles), where great crested grebes, barn owls and kingfishers make the reedbeds and wildflower meadows home. From cyclists to dog walkers, Dearne Valley Country Park (8.2 miles) offers 80-hectares of grassland and woodland. Explore its tree-lined riverfront and wonderful array of wildlife in the very heart of Barnsley. Local history comes alive at Conisbrough Castle (7.0 miles), providing stunning views across the South Yorkshire countryside. From comedy and concerts to musicals and plays, The Dearne Playhouse (1.0 mile) has become one of the area's leading venues. Browse your favourite high street stores at Frenchgate Shopping Centre (8.5 miles), or travel to Lakeside Village (12 miles), where you'll discover more brand names at pocket-friendly prices. From light bites to pub classics, pull up a chair at The Bluebell Inn (3.7 miles) for fun times with family or friends, or take your pick from a superb array of local takeaways.



Useful amenities

Dearne Valley Dental Practice	0.4 miles
Asda Goldthorpe	0.4 miles
Weldricks Pharmacy	1.0 miles
Lakeside Surgery	1.0 miles
Bolton Upon Dearne Post Office	1.9 miles

For those with children, some of the closest and best-rated schools include:

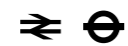
Goldthorpe Primary Academy	adjacent
Sacred Heart Catholic Primary	0.4 miles
Highgate Primary School	0.8 miles
Carrfield Primary Academy	1.3 miles
Astrea Academy Dearne	0.8 miles
The Laurel Academy	3.9 miles
Wath Academy	4.4 miles



Connections

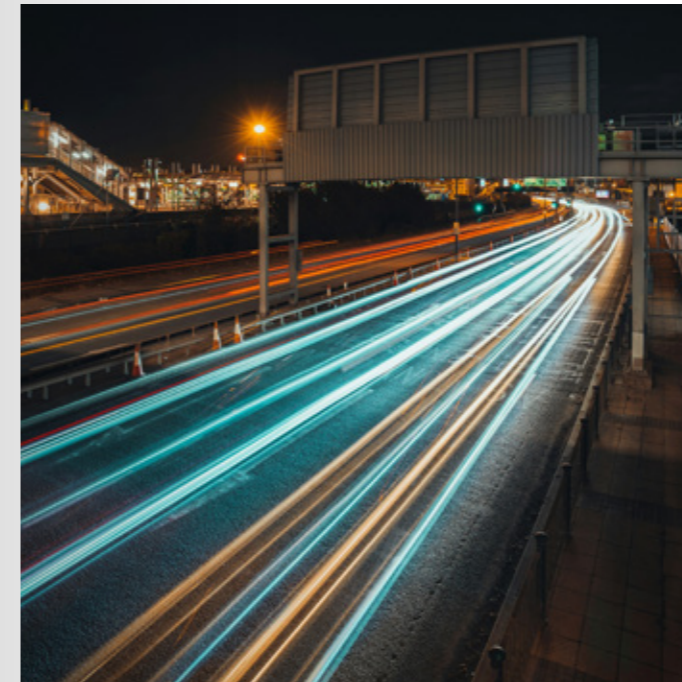
By Rail

Whether commuting or simply exploring your new surroundings, Goldthorpe Train Station (Northern Trains) is just 0.6 miles from home.



Destination	Journey time
Rotherham	15 mins
Sheffield	21 mins
Wakefield	28 mins
Leeds	48 mins

Source: Google maps



By Road

Conveniently located near the A635 and A1 motorways, enjoy easy travel throughout the Dearne Valley, South Yorkshire and beyond.

Doncaster

21 mins / 7.9 miles
(via A635)

Barnsley

23 mins / 8.3 miles
(via A635)

Rotherham

24 mins / 8.5 miles
(via A633)

Worksop

33 mins / 23.9 miles
(via A1)

Sheffield

41 mins / 18.9 miles
(via M1)

Leeds

46 mins / 34.3 miles
(via M62)



Our values

We have three core values that shape everything from our properties to the customer experience:

People

- We always put our customers and colleagues first so that together we can deliver a positive social impact.
- We're here to help you put down roots and feel safe and secure in your home.
- For your peace of mind, we offer flexible tenancy lengths to suit your unique requirements.
- You can trust us to be a fair and reasonable landlord. If you ever have a query or a concern, we're here to help you.

Places

- We consider our properties to be more than just buildings, they're comfortable, safe, welcoming and energy-efficient homes that enable a planet-positive future.
- We will never stop playing our part in improving the availability of good quality rental homes across Britain.
- Our teams are passionate about helping to build communities where people want to live and applying continuous improvement to every development.
- We want to nurture collective pride in the place our customers call home.

Partners

- Our strategic partnerships and responsible suppliers share our ethos of creating modern homes for Britain's renters.
- We only work with partners who share our commitment to sustainability, with every home designed to create a greener future
- Our partners respect and facilitate our commitment to offering great homes and a fantastic service every step of the way.
- We have the resources and can-do attitude to speed up the rate of housing delivery and increase the number of homes built to meet local housing demand.

Why Lloyds Living?

Fully managed homes for stress-free living

You can rest assured that all of our homes are professionally managed, which means that everything is looked after and any maintenance problems that arise will be dealt with quickly and effectively.

Some of our developments have a full-time on-site manager and others have a visiting manager who will make regular visits to your development. Either way, there's someone keeping on top of things.

For additional peace of mind, if something in your home or development requires maintenance and it's not due to negligence, misuse or damage, you won't be charged for it.



Flexible tenancy agreements

Everyone is looking for something different when renting a home, which is why we've made sure to make our tenancy agreements as flexible as possible. Depending on your circumstances, you may be looking for short-term accommodation or a place to call home for many years to come, or you may even be planning on renting before taking your first steps on the property ladder. Whatever the case, we have a solution to fit your needs.

To make our rental homes work for everyone, we offer tenancy lengths from six months to three years, plus you can renew your tenancy agreement if you decide you'd like to stay longer. We also offer our Pathways scheme that gives you the option to try before you buy, which means you can rent for as long as you like before buying your home through an affordable and manageable shared ownership scheme.

Customer commitment

- Make things as simple as possible and focus on what is important.
- Listen and take the time to understand how we can help.
- Give you the right information and keep you updated when we say we will.
- Make sure that you can communicate with us in the simplest way by offering various channels of communication.
- Be open and honest with you and work with you to solve issues if they arise.
- For more information on our customer commitment please visit [Lloydsliving.co.uk](https://lloydsliving.co.uk)



We welcome questions and make sure to explain everything in simple language, giving you complete peace of mind at every stage of the rental process.



For all of your questions answered, please visit lloydsliving.co.uk/customer-information

Whether it's more information about our modern developments or advice on how to rent a property through Lloyds Living, we're always available for a chat.

Please get in touch by emailing hello@lloydsliving.co.uk

To enquire about Pathways please email pathways@lloydsliving.co.uk

Disclaimer

All details provided are indicative and intended to act as a guide only and may change. These details should be treated as general guidance only and cannot be relied upon as accurately describing any of the specified matters prescribed by any order under the Consumer Protection from Unfair Trading Regulations 2008. Nor do they constitute a contract or a warranty. Dimensions should not be used for carpet sizes, appliances or furniture. Lloyds Living operate a policy of continuous product development and individual features such as specification, windows and elevational treatments may vary. Computer generated images are indicative only and subject to change.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained in this brochure, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and / or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

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