

HUNTERS®

HERE TO GET *you* THERE



HUNTERS®

HERE TO GET *you* THERE

6 Hawthorne Street, Barnsley, S70 1QQ

6 Hawthorne Street, Barnsley, S70 1QQ

Offers In The Region Of £190,000

On Hawthorne Street in the heart of Barnsley, this charming terraced house offers a delightful blend of character and modern living. With three well-proportioned bedrooms, this property is perfect for families or those seeking extra space. The open plan kitchen and dining room is a standout feature, equipped with an integral oven, hob, and fridge freezer, making it an ideal space for both cooking and entertaining.

The modern bathroom complements the home beautifully, providing a comfortable and stylish retreat. The property is designed to maximise space and light, creating a warm and inviting atmosphere throughout.

Conveniently located within walking distance of Barnsley town centre, residents will enjoy easy access to a variety of shops, cafes, and amenities. For those who commute, the property is just a short drive from the motorway and is well-served by public transport, ensuring that travel to nearby areas is both quick and straightforward.

This home is a wonderful opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a well-appointed residence. With its characterful charm and modern conveniences, this property is not to be missed.

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



Total floor area 117.0 sq. m. (1,259 sq. ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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

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

Entrance hall

Lounge
11'5" x 11'5"

Dining room
13'5" x 13'5"

Kitchen
8'2" x 9'10"

Cellar

Landing

Bathroom
9'10" x 6'2"

Bedroom one
14'9" x 11'5"

Bedroom two
12'1" x 8'10"

Bedroom three
10'5" x 8'10"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive
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.







HUNTERS®

HERE TO GET *you* THERE



